

COUNCIL
AGENDA

AUG 15. 1977

THE COUNCIL OF
THE CORPORATION OF THE CITY OF MISSISSAUGA

A G E N D A

MONDAY, AUGUST 15, 1977, 1:30 P.M.

CITY COUNCIL CHAMBERS

1 CITY CENTRE DRIVE, MISSISSAUGA, ONTARIO

Prepared by: Clerk's Department
Date: August 11, 1977
Time: 12:00 Noon

NOTE: If the items are changed in any way,
you will be advised prior to the
commencement of the meeting by the
Mayor.

COUNCILLORS AND COMMITTEE MEMBERS ARE REQUESTED TO CONTACT
THE APPROPRIATE DEPARTMENT HEADS PRIOR TO THE MEETING IF GREATER
EXPLANATION OR DETAIL IS REQUIRED WITH REGARD TO ANY ITEM ON THE
AGENDA.

Reviewed by
Acting City Manager

1. THE LORD'S PRAYER

2. MINUTES OF COUNCIL MEETINGS: August 2, 1977

3. DEPUTATIONS

(a) FILE 17-77 - RECREATION & PARKS

Mr. R. C. Duquette, Co-chairman of the Mississauga Sports Complex Foundation, will appear before Council with respect to the 1981 Canada Summer Games and the City's bid to host the games. There will be a slide presentation.

(b) FILE 26-77 - SUBDIVISIONS GENERAL

Mr. D. W. Hickey, President of Vanbots Construction Co. Ltd., will appear before Council to request that the Planning Department be given the authority to approve the site plan for a proposed rental project to be located on the north side of Collegeway to the west of South Millway. (See attachment I-1)

(c) FILE 9-77A - TAXICAB AUTHORITY

Mr. Arthur Taylor and Mr. William Knight, Industry representatives on the Taxicab Authority, will appear before Council with respect to fare increase from \$3.00 to \$4.00 for fares originating out of the Toronto International Airport.

(d) FILE PLAN M-146 - FANCIFUL HOLDINGS LIMITED

Mr. Martin Mendelow and Partners, Architects, representing Fanciful Holdings Limited, will appear before Council to request that the Planning Commissioner be given the authority to approve the site plan for a proposed apartment building and townhouse development to be located on Battleford Road and Winston Churchill Blvd., Lot 76, Plan M-146, Meadowvale West, Neighbourhood 5, Fanciful Holdings Limited. (See attachment I-2)

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3. DEPUTATIONS CONTINUED

(e) FILE T-24992 - AVENUE EXCAVATORS LIMITED

Mr. R. K. Webb, solicitor for Avenue Excavators Limited, will appear before Council with reference to proposed plan of subdivision T-24992, located on the west side of Durie Road, at Carolyn Road, just east of the Credit River. Mr. Webb appeared before General Committee at its meeting held August 10, 1977, with respect to this matter and requested at that time that this matter be referred to this meeting in order that he may have a meeting with the Engineering Department. A copy of the extract from the General Committee meeting concerning this item and the appropriate attachments are also attached to this agenda as I-3.

(f) FILE 183-77 - SIGNS

Mr. Don Barkley, will appear before Council to request permission for a sign to be erected at Camilla Road and Dundas Street.

4. PUBLIC QUESTION PERIOD

5. CORRESPONDENCE

(a) INFORMATION ITEMS - I-1 to I-18

6. NOTICES OF MOTION

7. REPORTS FROM MUNICIPAL OFFICERS - Attachments R-1 to R-17

R-1 - CDM 77-026 - IONA DEVELOPMENT CORPORATION

Report dated August 2, 1977, from Mr. R. G. B. Edmunds, Planning Commissioner recommending approval to the Ministry of Housing, subject to certain conditions for proposed condominium CDM 77-026, Iona Development Corporation located at the south-east corner of Glen Erin Drive and Montevideo Road. To be received. Resolution Available.

7. REPORTS FROM MUNICIPAL OFFICERS CONTINUED

R-2 - FILE 21-77 - TENDERS (WOLFEDALE CREEK IMPROVEMENTS)

Report dated August 3, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for the construction of improvements on Wolfedale Creek. To be received. By-law Available.

R-3 - FILE 21-77 - TENDERS (COOKSVILLE CREEK BERM WORK)

Report dated August 3, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for the construction of a berm on Cooksville Creek. To be received. By-law Available.

R-4 - FILE 21-77 - TENDERS (INTERSECTION IMPROVEMENTS)

Report dated August 3, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for the intersection improvement at Rathburn Road/Cawthra Road and Rathburn Road/Wilcox Road. To be received. By-law Available.

R-5 - FILE 21-77 - TENDERS (SOFTBALL LIGHTING AT HURON PARK)

Report dated August 3, 1977, from Mr. E. Halliday, Commissioner of Recreation and Parks awarding tender TR-11-1977 for the supply and installation of softball lighting in Huron Parks. To be received. By-law Available.

R-6 - FILE 21-77 - TENDERS (CATCHBASIN CLEANING)

Report dated August 3, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for catchbasin cleaning. To be received. By-law Available.

7. REPORTS FROM MUNICIPAL OFFICERS CONTINUED

R-7 - FILE 21-77 - TENDERS (STREET TREE PLANTING)

Report dated July 28, 1977, from Mr. E. Halliday, Commissioner of Recreation and Parks, awarding tender TR-16-1977 for the 1977 street tree planting requirements - Fall programme. To be received. By-law Available.

R-8 - FILE 26-77 - SUBDIVISIONS GENERAL

Report dated August 9, 1977, from Mr. B. Clark, Q.C., with respect to resolution #397, passed by Council on June 15, 1977, requesting staff to amend Zoning By-law 5500 to make it clear that a physician, dentist or drugless practitioner can only establish an office in a single family dwelling in a residential zone when he uses that dwelling as his only permanent, private residence. To be received. By-law Available.

R-9 - FILE 21-77 - TENDERS (SPORTS LIGHTING IN CLARKSON PARK)

Report dated August 5, 1977, from Mr. E. Halliday, Commissioner of Recreation and Parks awarding tender TR-18-1977, for the supply and installation of sports lighting in Clarkson Park. To be received. By-law Available.

R-10 - FILE 21-77 - TENDERS (VARIOUS VEHICLES & TRUCKS)

Report dated August 4, 1977, from Purchasing and Supply recommending the award of tender TW-23-1-1977 for the supply and delivery of various vehicles and trucks. To be received. Resolution Available.

R-11 - FILE 21-77 - TENDERS (VARIOUS TRAILERS & TRACTORS)

Report dated August 4, 1977, from Purchasing and Supply recommending the award of tender TW-23-2-1977 for the supply and delivery of various trailers and tractors. To be received. Resolution Available.

7. REPORTS FROM MUNICIPAL OFFICERS CONTINUED

R-12 - FILE 21-77 - TENDERS

Report dated August 10, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, awarding tender for the reconstruction of Second Line East from Eglinton Avenue East to Kamato Road and installation of 60" diameter storm sewer and appurtenances along Eglinton Avenue. To be received. By-law Available.

R-13 - FILE 21-77 - TENDERS (1977 SIDEWALK CONSTRUCTION PROGRAMME)

Report dated August 10, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building awarding tender for the 1977 Sidewalk Construction Programme. To be received. By-law Available.

R-14 - FILE 21-77 - TENDERS (DUNDAS STREET EAST RECONSTRUCTION)

Report dated August 10, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building awarding tender for the reconstruction of Dundas Street East from Dixie Road to the Etobicoke Creek. To be received. By-law Available.

R-15 - FILE 87-77 - PEACE OFFICERS

Report dated August 9, 1977, from Mr. W. Taylor, Commissioner of Engineering, Works and Building, with respect to the appointment of Peace Officers for the purpose of enforcing the provisions of various animal control by-laws, and parking regulations on private property. To be received. Resolution Available.

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7. REPORTS FROM MUNICIPAL OFFICERS CONTINUED

R-16 - FILE 0Z/87/74 - WHARTON INDUSTRIAL DEVELOPMENTS LTD.
AND AMBLER-COURTNEY INVESTMENTS LTD.

Report dated August 11, 1977, from Mr. T. L. Julian, City Clerk, with respect to an amendment to the Zoning By-law from 'G' to 'M-2' to permit industrial development on a .42 acre parcel of land west of Aerowood Drive, under file 0Z/87/74, Wharton Industrial Developments Ltd. and Ambler-Courtney Investments Ltd. To be received. Resolution and By-law Available.

R-17 - FILE 21-77 - TENDERS (CONSTRUCTION OF RECREATION
FACILITIES MEADOWVALE WEST

Report dated August 10, 1977, from Mr. E. Halliday, Commissioner of Recreation and Parks recommending the award of tender for the construction of playfields in Plowman's Park and Settler's Green Park. To be received. Resolution Available.

8. COUNCIL TO MOVE INTO COMMITTEE OF THE WHOLE TO CONSIDER
REPORTS FROM COMMITTEES

Verbal motion

9. COMMITTEE REPORTS

- (a) GENERAL COMMITTEE REPORT DATED AUGUST 3, 1977.
- (b) GENERAL COMMITTEE REPORT DATED AUGUST 10, 1977.

10. COMMITTEE TO RISE

Verbal motion

11. UNFINISHED BUSINESS - Attachments UB-2 and UB-3

UB-1 FILE 35-77 - REGION OF PEEL
FILE 115-77 - CITY HALL

Mr. W. Bodrug, representing S. B. McLaughlin, appeared before Council at its meeting held August 2, 1977, with respect to the proposed Regional/City Complex to be located just north of the existing City Hall on Highway 10. At this meeting, this matter was referred to the City Manager for a report from staff to be presented to this meeting. This report is to include the financial implications of the alternatives regarding the terms of occupancy by the City as outlined by Mr. Bodrug. It is expected that a report will be available.

UB-2 FILE 66-77 - DIVISION OF LAND

Mr. David Finch, representing United Lands Corporation, appeared before General Committee at its meeting held August 10, 1977, with reference to a plan of subdivision located south of the Q.E.W. and west of Southdown Road. General Committee considered a report from Mr. E. Halliday with respect to the 5% cash in lieu of parkland dedication of United Lands Corporation and also a report from Mr. W. Taylor with respect to the per acre major road improvement levy and the 50% cash contribution towards the future reconstruction of South Sheridan. General Committee at the meeting of August 10, 1977, requested Mr. E. Halliday to prepare a further report with respect to the 50% cash contribution to be made available for this meeting. It is expected that a report will be available for Council's consideration.

UB-3 FILE 17-77 - RECREATION AND PARKS

General Committee at its meeting held August 10, 1977, considered a report dated August 5, 1977, from the Commissioner of Recreation and Parks with reference to a request for permission to operate a ski sale out of Huron Park Arena on September 8, 9 and 10, 1977. At this meeting, General Committee requested that the City Solicitor prepare a report with respect to the legality of this request to be considered by Council on August 15, 1977. It is expected that a report will be available for this meeting.

11. UNFINISHED BUSINESS CONTINUED

UB-4 FILE 112-77 - SURFACE TRANSIT
 FILE 49-77 - PETITIONS
 FILE 24-77 - WORKS DEPARTMENT

General Committee at its meeting held August 10, 1977, considered an item with respect to a petition from the residents of Joymar Drive requesting that large buses be removed from the street and mini bus service be once every hour rather than every half-hour. Councillor McCallion stated that she would check with residents using that particular service (Route 10) to see if they would object to reducing the service to an hourly rather than half-hourly service. It is expected that Councillor McCallion will report to Council at this meeting.

12. BY-LAWS

Verbal motion for required number of readings.

#451-77 - A By-law to amend By-law No. 234-75 as amended. (This by-law provides for a "No Parking Anytime" prohibition on the east side of Minotola Avenue between Etude Drive and Sonja Road. This is as recommended by General Committee on August 3, 1977, Item #1020).

THREE READINGS REQUIRED

#452-77 - A By-law to amend By-law No. 234-75 as amended. (This by-law designates 2111 Roche Court and 7205 Goreway Drive as Fire Routes. This is as recommended by General Committee on August 3, 1977, Item #1015).

THREE READINGS REQUIRED

#453-77 - A By-law to accept an Offer to Sell. (This is an Offer to Sell submitted by Fred Panasiuk a parcel of land for road purposes shown as part 2, Plan 43R-2172, Winston Churchill Blvd. widening. This is as recommended by General Committee on August 3, 1977, Item #1006).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #454-77 - A By-law to authorize the execution of an Agreement of Purchase and Sale. (This is an agreement between the City and Petrofina Canada Limited for lands being composed of Lots 11, 12, 13 and 14, Plan C-22, for a fire hall site in the Lakeview Area. This is as recommended by General Committee on August 3, 1977, Item #1002).

THREE READINGS REQUIRED

- #455-77 - A By-law to repeal By-law Number 211-77 being a By-law to authorize the execution of an Easement Agreement. (This by-law repeals a by-law of Purchase and Sale between the City and Petrofina Canada Limited for the reason that Petrofina Canada Limited desired an agreement in a different form. This is as recommended by General Committee on August 3, 1977, Item #1002).

THREE READINGS REQUIRED

- #456-77 - A By-law to authorize the execution of a contract between the Corporation of the City of Mississauga and the Federal Government. (This is a contract for Phase III of a demonstration of an experimental automated bus passenger information system between the Federal Government and the City. This is as recommended by General Committee on August 3, 1977, Item #993.)

THREE READINGS REQUIRED

- #457-77 - A By-law to authorize the execution of a contract for the construction of improvements on Wolfedale Creek. (Awarded to Toronto Zenith Contracting Limited).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #458-77 - A By-law to authorize execution of a contract for the construction of a berm on Cooksville Creek. (Awarded to John Heck and Sons Limited).

THREE READINGS REQUIRED

- #459-77 - A By-law to authorize execution of a contract for the Intersection Improvement at Rathburn Road/Cawthra Road and Rathburn Road/Wilcox Road. (Awarded to Bramall and Company Constructin Limited).

THREE READINGS REQUIRED

- #460-77 - A By-law to authorize the execution of a contract for Municipal Purposes. (Awarded to Gardner Industrial Electric Co. - supply and installation of softball lighting in Huron Park - TR-11-1977).

THREE READINGS REQUIRED

- #461-77 - A By-law to authorize execution of a contract for catchbasin cleaning at various locations throughout the City of Mississauga. (Awarded to Superior Sewer Services Limited).

THREE READINGS REQUIRED

- #462-77 - A By-law to authorize the execution of a contract for Municipal Purposes. (Awarded to Green Survival Landscaping Ltd. - Street Tree Planting, Fall Programme - TR-16-1977).

THREE READINGS REQUIRED

- #463-77 - A By-law to amend By-law 5500 as amended. (The purpose of this by-law is to clarify the provisions with respect to the establishment of medical offices in residential dwellings and affects all lands zoned for residential purposes, including agricultural zones but excludes 'RM5' and 'RM6' zones).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #464-77 - A By-law to authorize the execution of an Agreement between the Corporation of the City of Mississauga and Grant A. Bacchus Limited. (File T-22274, Liverton Investments Limited. This agreement is being submitted pursuant to a recommendation of General Committee adopted by Council on July 11, 1977, with respect to the hiring of a Traffic Consultant).

THREE READINGS REQUIRED

- #465-77 - A By-law to amend By-law 411-74, as amended entitled, "A By-law to provide for the licensing, regulating and governing taxicab owners, taxicab brokers and taxicab drivers".

THREE READINGS REQUIRED

- #466-77 - A By-law to amend By-law 5500 as amended. (File 02/30/76, Four Seasons Realty Limited - Lands located on the south side of Dundas St. W., opposite the Credit Woodlands).

THREE READINGS REQUIRED

- #467-77 - A By-law to establish certain lands as part of the municipal highway system. (This by-law establishes Part of Lot 10, Conc. 8, E.H.S., as Rexwood Road).

THREE READINGS REQUIRED

- #468-77 - A By-law to authorize the execution of a contract for municipal purposes. (Awarded to Stacey Electric Co. Limited - supply and installation of sports lighting in Clarkson Park - TR-18-1977).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #469-77 - A By-law to establish certain lands as part of the municipal highway system. (This by-law lifts the one-foot reserve shown as Block KX on R.P. 922 and establishes same as part of Central Parkway East).

THREE READINGS REQUIRED

- #470-77 - A By-law to execute a Grant of Easement. (This is a Grant of Easement to the Region of Peel for sanitary sewer purposes over part of Lots 25 and 26, Conc. 3, S.D.S. and is required pursuant to the authorization by Council of the closing of Bexhill Road).

THREE READINGS REQUIRED

- #471-11 - A By-law to stop up part of the allowance for road in the City of Mississauga. (This by-law stops up part of a laneway between lots 5-12 inclusive and Block A and between Block B and Lot 12, R.P. 470 and designated as parts 1 & 2 on Plan 43R-5174 as required for the reconstruction of Legion Road).

TWO READINGS REQUIRED

- #472-77 - A By-law to allocate sums within the General Municipal Development Reserve Fund and to withdraw same therefrom as required for the reconstruction of Second Line East from Eglinton Avenue to Kamato Road. (This by-law specifically allocates \$659,529.00 as approved in the 1977 Capital Budget for the City).

THREE READINGS REQUIRED

- #473-77 - A By-law to allocate sums within the General Municipal Development Reserve Fund and to withdraw same therefrom as required for the reconstruction of Eglinton Avenue from the Etobicoke Creek to Tomken Road (P.N. 75-143). (This by-law specifically allocates \$100,000.00 as approved in the 1977 Capital Budget for the City).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #474-77 - A By-law to allocate sums within the General Municipal Development Reserve Fund and to withdraw same therefrom as required for the intersection improvements at Highway #2 and Winston Churchill Boulevard. (This by-law specifically allocates \$10,490.00 as approved in the 1977 Capital Budget for the City).

THREE READINGS REQUIRED

- #475-77 - To designate The Adamson Estate or The Adamson-Proteus Estate, on Adamson Lane off Enola Avenue of architectural value and of historic interest.

THREE READINGS REQUIRED

- #476-77 - To designate the "Hammond House" at 2625 Hammond Road of architectural value and of historic interest.

THREE READINGS REQUIRED

- #477-77 - To designate The Lewis Bradley Pioneer Museum on the south side of Orr Road, west of Meadow Wood Road of architectural value and of historic interest.

THREE READINGS REQUIRED

- #478-77 - To designate the Region of Peel Police Department Streetsville Station (formerly the Old Streetsville Grammar School) at 327 Queen Street South of architectural value and of historic interest.

THREE READINGS REQUIRED

- #479-77 - To designate the "Ball House" on the south side of Derry Road West, east of Second Line East in the Village of Meadowvale of architectural value and of historic interest.

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #480-77 - A By-law to authorize execution of a contract for the reconstruction of Second Line East from Eglinton Avenue East to Kamato Road and installation of 60" diameter storm sewer and appurtenances along Eglinton Avenue. (Awarded to Bandiera & Associates Limited).

THREE READINGS REQUIRED

- #481-77 - A By-law to authorize execution of a contract for the 1977 Sidewalk construction programme. (Awarded to Nimar Construction Co. Ltd).

THREE READINGS REQUIRED

- #482-77 - A By-law to authorize execution of a contract for the reconstruction of Dundas Street East from Dixie Road to the Etobicoke Creek. (Awarded to Pave-Al Limited).

THREE READINGS REQUIRED

- #483-77 - A By-law to authorize the execution of a sub-licence between the Corporation of the City of Mississauga, the licensor, and the Mississauga Select Soccer League, the licensee. (This by-law authorizes the sub-license to the Mississauga Select Soccer League for the use of a soccer field at the south-west corner of Hurontario Street and Lakeshore Blvd. This is as recommended by General Committee on August 10, 1977, Item #1062).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #484-77 - A By-law to authorize the execution of a sub-licence between the Corporation of the City of Mississauga, the licensor, and Mississauga South Soccer Club, the licensee. (This by-law authorizes the sub-licence to the Mississauga South Soccer Club for the use of a soccer field located at the south-west corner of Hurontario Street and Lakeshore Blvd. This is as recommended by General Committee on August 10, 1977, Item #1062).

THREE READINGS REQUIRED

- #485-77 - A By-law to authorize the execution of a sub-licence between the Corporation of Mississauga, the licensor, and Lakeshore Industrial League, the licensee. (This by-law authorizes the sub-licence to the Lakeshore Industrial League for the use of the soccer field located at the south-west corner of Hurontario Street and Lakeshore Blvd. This is as recommended by General Committee on August 10, 1977, Item #1062).

THREE READINGS REQUIRED

- #486-77 - A By-law to authorize the execution of an agreement between the Corporation of the City of Mississauga and The Cadillac Fairview Corporation Limited. (This is a development agreement with reference to Restricted Area By-law 570-75, Cadillac Fairview Corp. (convenience store site) located at the south east corner of Winston Churchill Blvd. and The Collegeway. This is as recommended by General Committee on August 10, 1977, Item #1063).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #487-77 - A By-law to authorize the execution of an Agreement of Purchase and Sale and Grant of Temporary Working Easement. (This by-law is with reference to Dundas St. East Bridge Extension and Cooksville Creek and Oshawa Properties Limited, 60 Dundas Street East. This is as recommended by General Committee on August 10, 1977, Item #1073).

THREE READINGS REQUIRED

- #488-77 - A By-law to authorize execution of a Grant of Easement. (This is a Grant of Easement from Jean Florence Sinclair to the City over part of Lot 8, Plan 432 - Mississauga Crescent Storm Sewer Easement, 629 Mississauga Crescent. This is as recommended by General Committee on August 10, 1977, Item #1075).

THREE READINGS REQUIRED

- #489-77 - A By-law to accept an Offer to Sell. (This is an Offer to Sell submitted by Shell Canada Limited covering parts 8, 9 and 10, Plan 43R-493 for the Ring Road - King Street Extension. This is as recommended by General Committee on August 10, 1977, Item #1076).

THREE READINGS REQUIRED

- #490-77 - A By-law to amend By-law 234-75, as amended. (This by-law authorizes the placing of a three-way stop sign at the intersection of Candish Lane and Johnathan Drive. This is as recommended by General Committee on August 10, 1977, Item #1080).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #491-77 - A By-law to amend By-law No. 234-75, as amended. (This by-law permits angle parking for one hour time limit on the east side of Mississauga Road immediately north of Lakeshore Road West. This is as recommended by General Committee on August 10, 1977, Item #1081).

THREE READINGS REQUIRED

- #492-77 - To designate the "Rowe House" at 117 Queen Street North of architectural value and of historic interest.

THREE READINGS REQUIRED

- #493-77 - To designate "Benares" at 1503 Clarkson Road North of architectural value and of historic interest.

THREE READINGS REQUIRED

- #494-77 - A By-law to authorize the execution of an agreement between the City of Mississauga and Douglas E. Brown. (This is a site plan agreement dated July 26, 1977, with reference to application CAB 64/77M. This is as recommended by General Committee on August 10, 1977, Item #1064).

THREE READINGS REQUIRED

- #495-77 - A By-law to amend By-law No. 5500 as amended. (This by-law changes the zoning designation of a parcel of land from 'G' to 'M-2' and affects the lands located west of Aerowood Drive extension and east of Little Etobicoke Creek).

THREE READINGS REQUIRED

12. BY-LAWS CONTINUED

- #496-77 - A By-law to authorize the execution of a Housekeeping Agreement between Byrnes and Baier Inc., and the Corporation of the City of Mississauga. (This agreement is a requirement of the Committee of Adjustment decision under File CA "A" 124-76).

THREE READINGS REQUIRED

13. MOTIONS

- (a) To adopt General Committee Report dated August 3, 1977.
- (b) To adopt General Committee Report dated August 10, 1977.
- (c) Motion re File T-23134, Phase II, Finery Investments Limited. (F. McKechnie)
- (d) Motion requesting TTC and TATO to move their bus stop outside of the Malton Meat Market. (F. McKechnie)
- (e) To recommend approval to the Ministry of Housing for CDM 77-026, Iona Development Corporation.
- (f) Motion re the continuation of the Ontario Home Renewal Program. (Recommended by General Committee on August 3, 1977, Item #1025)
- (g) Motion re easements over Ministry of Transportation & Communications' lands, parts 1 & 3, Plan 43R-4338. (Recommended by General Committee on August 3, 1977, Item #1005).
- (h) Motion to assume works and release securities with respect to R.P. 936, Edrich Subdivision located north-east of Melton Drive and Stanfield Road.
- (i) Motion to assume works and release securities with respect to R.P. 946, Ridgewood Village, Phase IX located north-west of Morningstar Drive and Indian Line.
- (j) To award tender TW-23-1-1977 for the supply and delivery of various vehicles and trucks.
- (k) To award tender TW-23-2-1977 for the supply and delivery of various trailers and tractors.

13. MOTIONS CONTINUED

- (l) Motion re acquisition of Part 1 of Plan 43R-5059 being part lots 266, 267 and 268, Plan C-20 from the Ministry of Transportation and Communications in conjunction with the Troy Street Turning Basin. (Recommended by General Committee on August 10, 1977)
- (m) To approve accounts paid by the Treasurer for the month of July, 1977.
- (n) Motion re Ground Transportation at the Toronto International Airport. (H. McCallion)
- (o) Motion re the appointment of Peace Officers for the purpose of enforcing the provisions of various animal control by-laws, and parking regulations on private property.
- (p) Motion re 02/87/74, Wharton Industrial Developments Ltd. and Ambler-Courtney Investments Limited.
- (q) To award tender for the construction of playfields in Plowman's Park and Settler's Green Park.

14. NEW BUSINESS

15. IN CAMERA ITEMS

16. BY-LAW TO CONFIRM PROCEEDINGS OF COUNCIL AT THIS MEETING

17. ADJOURNMENT

I-1

VANBOTS CONSTRUCTION CO. LIMITED

759 WARDEN AVENUE • SCARBOROUGH, ONT. M1L 4B6 • TEL. 751-7081

August 4, 1977

Mrs. J. Lefebvre
City Clerk's Office
1 City Centre Drive
Mississauga, Ontario
L5B 1M2

RECEIVED

REGISTRY NO. 7342

DATE AUG 5 4 1977

FILE NO.

CLERK'S DEPARTMENT

re: Proposed 144 Unit ARP Apartment
Project, Erin Mills, Mississauga

Dear Mrs. Lefebvre:

Our Company is presently undertaking the development of a 144 unit rental project which will be built under the CMHC Assisted Rental Program. The project is located on the north side of Collegeway to the west of South Millway and comprises rental units in the form of townhouses and apartment units. The apartment units are designed as a relatively low rise building which would be four storeys high at Collegeway, stepping to a maximum of seven storeys at the north end of the site. The design of this project is unique in that the lower two storeys of the apartment building are designed as family accommodation with each unit having direct access to grade.

The project is designed to conform to the requirements for the Municipal Incentive Grants from CMHC. We are anticipating CMHC approvals and commitments by early September and plan on starting construction at the end of October in order to have our footings in place prior to January 1st, 1978.

Our project has been designed in close consultation with the Planning Department over the last two months. The project conforms to the current zoning for the site and has been designed in conformance with Council design policies. Drawings have been submitted to the Site Plan Committee for review.

In order to ensure that we can achieve our construction start on schedule, we are requesting to appear as a deputation before Council on August 15th, 1977 to request that Council

✓ TO BE RECEIVED.
COPY HAS BEEN SENT
TO R. EDMUNDS.

.... /2

I-1(A)

VANBOTS CONSTRUCTION

-2-

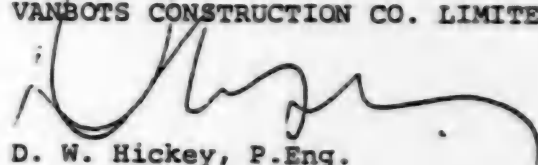
Erin Mills

authorize the Planning Commissioner to issue Site Plan approval for our project after our project has been reviewed and approved by the Site Plan Committee.

We thank you for your assistance in this matter.

Yours very truly

VANBOTS CONSTRUCTION CO. LIMITED



D. W. Hickey, P.Eng.
President

DWH:sm

I-2

Fanciful Holdings Limited,
200 Consumers Road, Suite 607,
Willowdale, Ontario.
M2J 4R4

August 8, 1977.

Mr. T.L. Julian, City Clerk,
City Hall,
1 City Centre Drive,
Mississauga, Ontario.

Re: Apartment Building and Town House Development
Battleford Road and Winston Churchill Blvd.

Dear Sir,

Martin Mendelow and Partners, Architects, representing Fanciful Holdings Limited, registered owners, would like to appear before City Council on August 15, 1977 to request that the Commissioner of Planning be given the authority to approve the site plan for Lot 76, Plan M-146, Meadowvale West, Neighbourhood 5, Mississauga, Ont.

Sincerely,

John G. Bassel

c.c: Larry Taylor
R. Edmunds
Martin Mendelow

✓ TO BE RECEIVED.
COPY HAS BEEN SENT
TO R. EDMUNDS.

RECEIVED

REGISTRY NO.

DATE AUG 10 1977

FILE NO.

CLERK'S DEPARTMENT

I-3

EXTRACT FROM GENERAL COMMITTEE MEETING OF AUGUST 10, 1977

3. Letters dated July 26, 1977, from Mr. R. K. Webb, solicitor for Avenue Excavators Ltd. with reference to proposed plan of subdivision T-24992 located on the west side of Durie Road, at Carolyn Road, just east of the Credit River. Mr. Webb outlines three items he wishes to discuss:
- (a) the requirement as to landscaping of Block A and the island at the Carolyn Road entrance at Durie Road.
 - (b) the requirement that the developer pay cash in lieu of land for park purposes.
 - (c) storm sewer oversizing

A report dated July 29, 1977, from the Commissioner of Recreation and Parks regarding landscaping and the park dedication. Mr. Halliday makes three recommendations. It is expected that comments from the City Engineer regarding the storm sewer oversizing, will be available at the meeting. Mr. Webb will appear before the Committee for the discussion of this item.

File: T-24992

DAVIS, WEBB & HOLLINRAKE

BARRISTERS AND SOLICITORS

41 GEORGE ST. SOUTH
BRAMPTON, ONTARIO
L6Y 1P4

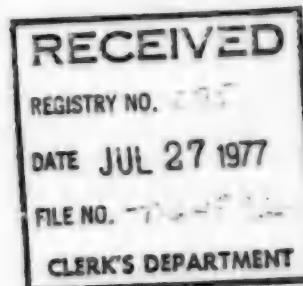
RONALD A. WEBB, O.C.
ANTHONY HOLLINRAKE, O.C.
THOMAS M. DUNN, B.A., LL.B.
CHRISTIAN G. SCHULZE, B.A., LL.B.
BRUCE W. TINSLEY, B.A., LL.B.
J. DAVID OSTLER, B.A., LL.B.
A. GRENVILLE DAVIS, O.C.
(1918-1973)

TELEPHONES
BRAMPTON 451-6714
TORONTO
AREA CODE 416

July 26, 1977

HAND DELIVERED

Mr. J. Julien
Clerk
City of Mississauga
1 City Centre
Mississauga, Ontario.
LSB 1M2



Dear Sir:

RE: Avenue Excavating

We would be obliged if you would arrange for the writer to appear as a delegation at the next Council meeting which we understand is to be held August 2, 1977.

The matters we wish to discuss are set out in the enclosed letter addressed to The Mayor and Members of Council.

Would you please arrange for delivery of a copy of the letter to the Mayor and each member of council.

Please note that we have delivered a copy of the enclosed letter to the departments concerned.

Yours truly,

DAVIS, WEBB & HOLLINRAKE

R. K. Webb

RK;ag
encl.

TO BE RECEIVED. COPY HAS BEEN SENT TO W. TAYLOR.
--

3-A

DAVIS, WEBB & HOLLINRAKE

BARRISTERS AND SOLICITORS

41 GEORGE ST. SOUTH
BRAMPTON, ONTARIO
L6Y 1P4

RONALD R. WEBB, O.C.
ANTHONY HOLLINRAKE, O.C.
THOMAS H. DUNN, B.A., LL.B.
CHRISTIAN G. SCHULZE, B.A., LL.B.
BRUCE W. TINSLEY, B.A., LL.B.
J. DAVID OSTLER, B.A., LL.B.
A. GREVILLE DAVIS, O.C.
(1916-1973)

TELEPHONES
BRAMPTON 451-5714
TORONTO
AREA CODE 416

July 26, 1977

The Mayor and Members of Council
of the City of Mississauga
1 City Centre Drive
Mississauga, Ontario.
L5B 1M2

Dear Sirs:

Re: Proposed 34 Lot Plan of Subdivision
21T 24992 - Avenue Excavators Ltd.
(formerly Credit Point Developments
Ltd.)

Location: Lot 2 Concession 4 WHS - West side Durie Road at
Carolyn Road just east of the Credit River.

Subject: there are three matters we wish to discuss with
Council;

1. The requirements as to landscaping Block "A"
and the island at the Carolyn Road entrance
at Durie Road.
2. The requirement that the developer pay cash
in lieu of land for park purposes.
3. Storm sewer oversizing.

General Comment: We have been unable to resolve any of the
3 matters with staff of the City.

1 & 2 - Landscaping & Cash in lieu of land for Park Purposes

Block "A" comprises about .15 acres of land. The
estimated cost to landscape it is \$3,300.00. The cost
to landscape the island is estimated at \$2,200.00.
The landscaping is over and above normal street
landscaping requirements.

The normal cost to landscape according to the Consult-
ants would be about \$500.00

3-C

..2

July 26, 1977

Submit:

- (a) Credit should be given against cash in lieu of land for park purposes in the amount of the value of Block "A" and the island (Cash in lieu required is \$75,000.00) -and- \$7,000.00
- (b) either, the developer should be required to do only normal landscaping
- or credit should be given for the extra cost incurred of approximately \$5,000.00
- TOTAL \$12,000.00

3. Storm Sewer Oversizing: according to the developers Consultant there appears to be a legitimate difference of opinion between him and City Engineering Staff as to the area of land naturally draining thru the subject land. The cost to the developer based upon City staff opinion is about \$20,000.00

Submit either the opinion of the developers Consultant be accepted

or since there is an honest difference of opinion a third opinion be obtained at the developers expense either from Trow & Associates or Golden & Associates and that both the City and the developer be bound by that opinion.

Yours truly,

DAVIS, WEBB & HOLLINRAKE

R. K. Webb
R. K. Webb

RKW/ag



3-D

City of Mississauga

MEMORANDUM

To The Mayor and Members of Council From Mr. E.M. Halliday,
Dept. Recreation and Parks

July 29, 1977

SUBJECT: Proposed Plan of Subdivision, Part of Lot 2, Concession 4, W.H.S., Avenue Excavators Ltd. (Formerly Credit Point Developments Limited)

ORIGIN: Letter from Davis Webb and Hollinrake, Barristers and Solicitors, on behalf of Avenue Excavators Limited.

COAMENTS: The subdivision under discussion is located on the west side of Durie Road at Carolyn Road immediately east of the Credit River (see attached plan.)

Avenue Excavators Limited are concerned with the requirements as to landscaping Block "A" and the island at the Carolyn Road entrance at Durie Road and the requirements that the Developer pay cash in lieu of land for park purposes.

The plan of subdivision was previously circulated in February 1975, for Credit Point Developments at which time the Department recommended cash-in-lieu of land and a provision of a walkway within a 30' right of way, (now known as Block "A") to provide public access to a significant area of flat land in the valley adjacent to the subject property. It was felt the land had potential to be linked by a seasonal bridge to the west side of the river and Streetsville Memorial Park. These comments and requirements for landscape development were reflected in the Consolidated Report, January 2nd, 1976 in Section A Planning, item 14 and 16, Section B Financial, item 1(c) and Section C Engineering, item 9 walkway, (see attached). On February 25th, 1976, the solicitors for Credit Point Developments communicated with the City accepting the terms and conditions of the Consolidated Report dated January 2nd, 1976.

3-E

The Mayor and Members of Council

On August 16th, 1976, the City was advised by former solicitors of Avenue Excavators that the applicant was purchasing the lands which had received draft approval for a plan of subdivision and acknowledged they would be responsible for all conditions which are attached to draft plan approval. In this regard, it has been our understanding that Avenue Excavators were in agreement with the technical requirements of the Consolidated Report and did not wish the subdivision reviewed. It is also noted that it is not City policy to accept park linkages or traffic islands as part of the park dedication requirement and the applicant should be so advised.

We were also made aware through telephone conversations at one time with the applicant and another with the present solicitor that there was some concern with respect to the cost of landscaping of Block "A" and the island.

Staff advised that in review of the landscape works section of the Cost Schedule, which must be bonded as part of the Engineering Agreement, that the amounts of \$3,000.00 and \$2,000.00 respectively were arrived at by staff and represented an estimate of the cost of works if the municipality was placed in a position where it had to carry out or complete the works.

Staff also advised that they have not as yet issued final approvals pending receipt of the revised schedules of the applicant and further, have not been approached by the applicant's engineer or landscape consultant to verify the estimates or review the extent of the proposed works. In this regard, we urge the applicant to meet with the Department in order to revolve the issue in question satisfactorily.

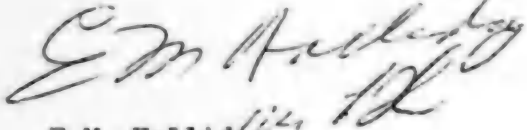
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3-F

- 3 -

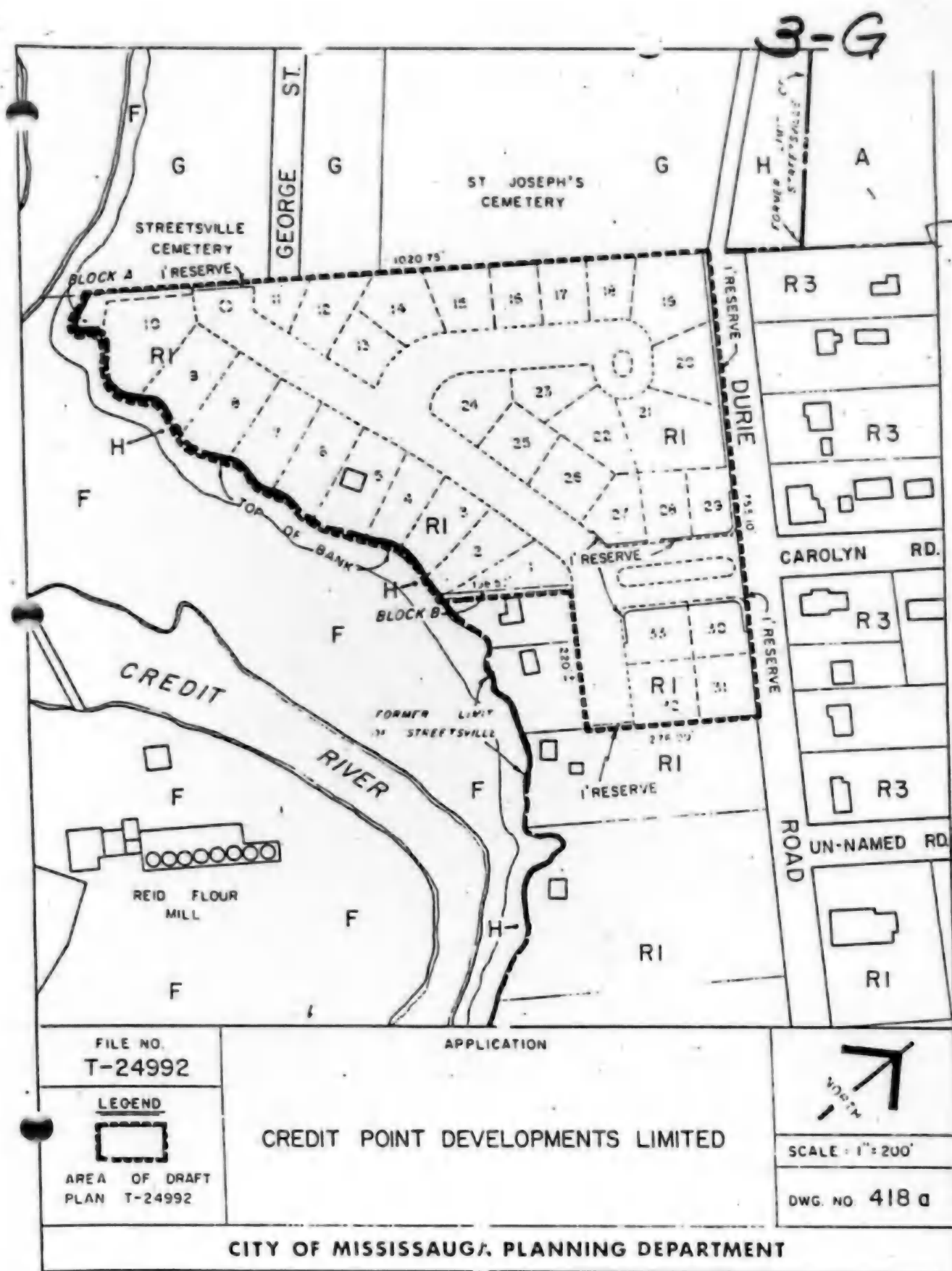
The Mayor and Members of Council

- RECOMMENDATIONS:
1. The applicant be advised of City policy with respect to park linkages and traffic islands for park dedication purposes;
 2. The applicant be advised if he wishes a review of the plan of subdivision to contact the Planning Department in this regard;
 3. The applicant be urged to meet with the Recreation and Parks Department in order to resolve the cost of landscaping the traffic island and Block "A".


E.M. Halliday,
Commissioner

Attachment

c.c. R.G.B. Edmunds - Planning Department
S. Lawson - Engineering Department



3-H

7. A clause shall be included in the Engineering Agreement that all prospective purchasers be notified that the development lies within Noise Sensitivity Zones connected with the Toronto International Airport.
8. All proposed flood control and conservation works shall be carried out to the satisfaction of the City, the Credit Valley Conservation Authority and the Ministry of Natural Resources.
9. Prior to registration of the plan an engineering report on slope stability which establishes the critical setback distance for all structures from the top of the bank, and outlines any necessary foundation designs, fencing and erosion control works that may be required, shall have been submitted to and accepted by the City and the Credit Valley Conservation Authority. In this regard, some redesign of the draft plan may be required to incorporate the recommendations of the engineering report.
10. A snow fence or other suitable barrier shall be erected 25 feet from the top of the bank on Lots 1 to 10 inclusive in order to prevent the unauthorized dumping of fill or destruction of vegetation in this area. These barriers shall remain in place until all grading, construction and resodding is complete.
11. There shall be no removal of healthy vegetation on Lots 2 to 10 inclusive without the written permission of the Credit Valley Conservation Authority.
12. The horizontal and vertical alignments of all roads, including their relative intersection geometrics, shall be designed to the latest City standards and requirements. In this regard, minor revisions to the road patterns including intersection alignments may be required.
13. A chain link fence shall be constructed to the satisfaction of the City along the top of the bank on Block A and along the rear of Lots 12 and 14 to 19 inclusive.
14. Block A shall be deeded gratuitously to the City.
15. Block B shall be deeded to and developed in conjunction with adjacent lands to the south.
16. Prior to registration of the plan, arrangements shall have been made to the satisfaction of the City Recreation and Parks Department and the City Engineering Department for the landscaping and maintenance of cul-de-sac islands and boulevards. In this regard, all landscaping work shall be carried out at the applicant's expense.

3-I

DATE: January 2, 1976
FILE: T-24992

- (d) The developer will be required to provide a double surface treatment on Durie Road from the north limit of the site to McCaugherty Road to the satisfaction of the City.

8. Sidewalks

Standard 5-foot wide concrete sidewalks will be required along one side of the internal roads and it is suggested that cash in lieu be accepted for the other side. Further, a 5-foot wide concrete sidewalk will be required along the site's frontage on the west side of Durie Road.

The developer will be required to make a cash contribution for a sidewalk along Durie Road. This payment is to be considered as part of the 50% contribution for future road reconstruction. Alternatively, if the road is constructed to its ultimate width, then the sidewalk shall be considered as being included in the roadworks.

9. Walkways

A 30-foot walkway including provisions for fencing and planting is required along Block A and shall be constructed to the satisfaction of the City.

10. Signs

All street and traffic signs required within this proposed plan of subdivision shall be supplied and erected by the applicant.

11. Landscaping

All portions of road allowances not covered by roads or sidewalks shall be fully sodded with No. 1 nursery sod and shall be considered as part of the construction costs.

All blocks for which there are no immediate development proposals shall be graded, seeded and maintained to the satisfaction of the Commissioner of Engineering, Works and Building.

12. Widenings

Sufficient rights-of-way for all roads within the plan in accordance with Section C - Engineering, Item 7, are to be dedicated upon registration.

3-J

- 3 -

DATE: January 2, 1976
FILE: T-24992

SECTION B - FINANCIAL

1. Payments to be made to the City
 - (a) Financial contributions in accordance with current levies.
 - (b) Financial contributions are required in connection with the supply of hydro facilities. These contributions vary with different types of development and the hydro service to be provided, and will be determined by negotiation between the developer and Hydro Mississauga, prior to registration of the subdivision plan.
 - (c) To meet the requirement of Section 33 (5)(a) of The Planning Act, it is recommended that cash in lieu of land be accepted.
 - (d)(i) A fee for engineering services provided by the City Engineering Department to be determined as a percentage of the total estimated value of services to be assumed by the City, including consultants' fees, as follows:
 - For registrations smaller than \$100,000.00 - 4-1/2% of estimated cost of services, but not to exceed \$4,000.00.
 - For registrations from \$100,000.00 to \$500,000.00 - 4% of estimated cost of services, but not to exceed \$17,500.00.
 - For registrations above \$500,000.00 - 3-1/2% of estimated cost of services.
 - (ii) Payment Procedure
 - Prior to first Engineering submission - \$200.00 per gross acre.
 - Prior to registration - total engineering charges, less previous payment as above.



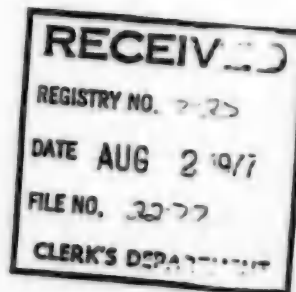
Ontario

I-4

Ministry of
Transportation and
Communications

1977 77 27

City of Mississauga
1 City Centre Drive
Mississauga, Ontario
M5B 1M2



Attention: Mrs. Joan J. LaFeuvre
Committee Co-ordinator

Dear Mrs. LaFeuvre:

Re: File #22-77 - Information Sign on Highway 401

I received your letter dated May 10, 1977 in respect to the above matter, and I regret the long delay in providing you with an answer. As perhaps you know, the question of the signing of the Erin Mills Parkway from Highway 401 at Mississauga Road has been an outstanding issue for quite some time.

The City of Mississauga and the Region of Peel, through their Road Names Committee, are presently reviewing the Erin Mills Parkway - Mississauga Road situation, and to date the committee has not decided upon the road name for the south approach to Highway 401. Therefore, until this matter has been resolved, we do not plan to initiate any sign changes at this location.

We are preparing a final signing scheme to include changes in the road pattern following the award of a recent contract and this includes the Mississauga Road interchange. This scheme will be presented to the City of Mississauga and the Region of Peel for their approval before implementation.

Yours truly,

H. Greenland, District Engineer

District #6
1201 Wilson Avenue
Downsview, Ontario
M3M 1J8

Tel: 248-3335

BG:bec

TO BE RECEIVED

I-4A

May 10th, 1977.

Ministry of Transportation and Communications,
Central Region,
3501 Dufferin Street,
DOWNSVIEW, Ontario. M3K 1N6

Gentlemen:

RE: File 22-77 - Information Sign on Hwy. 401

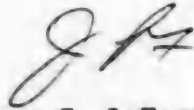
The Council of the City of Mississauga, at its meeting held on May 9th, 1977, approved the following recommendation:

"That the City of Mississauga request the Ministry of Transportation and Communications to erect an information sign on Highway 401 to read - ~~S~~Erin Mills Parkway, exit off Mississauga Road South".

Your early consideration of this request would be very much appreciated.

Yours very truly,

THE CORPORATION OF THE CITY OF MISSISSAUGA



Joan J. LeFeuvre (Mrs.),
Committee Co-ordinator.

JJL:jp

c.c. Councillor L. Taylor

P. S. Please refer to R.122-77

I-5

The Case Against Fluoridation



DR. K. A. BAIRD

Why I Am Against It

Dear Sir:

I enclose the statement concerning the case against fluoridation of public water supplies. Of course this does not contain all the objections which have been made by reputable people but I think it is a fair presentation of the chief reasons why many of us are objecting to this new way of reducing our freedom. I suppose the next stage will be to put tranquillizers in the water so that everybody will be even more careless of what happens to them than they are at present and the politicians who will drink bottled water will be able to manipulate everybody to their own purposes!

Seriously, I think the newspaper would be quite negligent if it did not present the case against fluoridation for the information of the ordinary citizen. I venture to prophesy that in 20 years most of the cities which now are fluoridating their water will have stopped doing so and will be trying to remove the residual fluoride from their water mains and plumbing.

Apart from the fact that my wife or I might be one of the people who are rather sensitive to sodium fluoride, I have no personal interest in the matter, but being an allergist I am probably the only physician in New Brunswick who is familiar with the literature and most of the work on the fluorides because by the nature of our work the allergists have been the first to make clinical observations about the selective action of fluorides and acquire and use the information obtained by biologists and those who do research in the field of enzymes. I, therefore, feel it is my duty to make the information available to the public.

Yours truly,

K. A. BAIRD, M.D.

562 Dunn Avenue, Lancaster, N.B.

By K. A. BAIRD
M.A., M.D., C.M., F.A.C.A.

It seems only fair that the Public should be told some of the many reasons against sodium fluoride medication of their water supply in order to reduce (not eliminate) dental cavities in children.

Chlorine kills bacteria already in water and then evaporates, so that users receive no appreciable amount into their bodies. Fluoride is added so that it will enter the tissues of those who drink water or eat things cooked in it.

Proof or reasonable suspicion that fluoride in public water supplies will make even a few people sick or hasten the death of some sick persons should cause delay until more evidence is available.

The statement "fluoridation of water can be adopted without danger to the health of any child or adult" is made in good faith; but saying so does not make it true. Endorsement by public health authorities and adoption by cities, large or small, do not make it true. Approval by medical and dental societies does not make it true. Dentists have no special knowledge about possible effects on other parts of the body. Few medical association members have any special knowledge about this matter, being too busy caring for the sick.

"TRADE" GROUP

The American Dental Association, the American Public Health Association, the World Health Association, do no research, but are primarily trade associations. Also statements by a very small group of officials are not necessarily the opinion of even the majority of the thousands of members.

The legal department of the American Medical Association has said on three occasions that "The American Medical Association does not engage in the approval, endorsement, guarantee, or acceptance of unfluoridated water or fluoridated water or assumes any responsibility for any possible damage...to persons" and "its House of Delegates did not urge or recommend any communities undertake to fluoridate."

Physicians have often

been mistaken in the past. If you are influenced by the recent approval of fluoridation by the British Health authorities, just recall that they also approved of thalidomide as a safe drug! Who approves or disapproves should not influence consideration of what are the facts. Jenner and Pasteur were opposed—by the medical profession! Maybe those sincere doctors, dentists, and scientists who object to mass medication with even small amounts of the potent poison, fluorine, are the Jenners and Pastures of today.

SEE DANGERS

As to suspected dangers, the following information has been obtained from reliable sources in medical literature. Patients who suffer from kidney disease and some types of heart disease, where waste products and fluids are poorly eliminated, are often urged to drink much water. Their illness is likely to be aggravated so as to cause an earlier death. This hastening of death would not be recorded in vital statistics. Dr. Harold Hodge of University of Rochester, New York, favors fluoridation, but when asked, "what happens to those people with kidney and heart disease who retain fluids and wastes", he admitted no definite study of this question has ever been made.

Others who may be harmed are people on a low sodium diet, those on anticoagulant treatment (they may bleed to death!) and people with rickets, thyroid disease, diabetes and various allergies.

Of course these effects are hard to prove and the deaths hastened by fluorides from natural sources or artificially administered do not appear as such in vital statistics. Neither are numerous deaths from lung cancer and cardiovascular disease shown as caused in part by cigarette smoking, although after many years of ignorance the relationship is now well known and proven. Just as with tobacco tars, the effects of fluoride poisoning may take years to develop, because it tends to accumulate in greater and greater amounts in the body tissues. Perhaps this is why the risk of a woman under 20 years of age having a mongoloid baby is

only one in 3,000 whereas at 45 is one in 40. The latter has had time to accumulate much fluoride. The evidence already available concerning an association between these pathetic cases and fluoride poisoning is alone enough to cause a halt to public water fluoridation.

Three professors in Paris have shown that a fetus bearing the mongoloid inheritance may develop almost normally unless a poison like fluoride causes a derangement of metabolism with resulting abnormality. Just as only a few of the mothers, who took thalidomide had deformed babies so only a few extra mongoloid children may appear among those born to mothers who have fluorides in their systems.

SEEKS RELATED

Inel Rapaport wondered if the condition might be due to damage by enzyme inhibitor such as fluoride in the brain during early intra-uterine life. The geographical distribution of mongolism in parts of Wisconsin, Illinois, and the Dakotas, seemed related to the percentage of fluorides in drinkable water. A later study in the cities of Illinois showed increased frequency of this disease in relation to concentration of fluorides in drinking water.

Enzymes are essential to many chemical processes in the body. If some are inhibited an individual is likely to have a long list of complaints without organic disease, such as dizziness, itching, fatigue, pains and cramps in many parts of the body, rashes, mental depression and emotional problems. Some allergists estimate that one percent of persons who drink water fluoridated at 1 part per million will develop some form of sensitivity.

Fluorides, even in small amounts, may inhibit the action of various enzymes. This is so stated by many scientists like Dr. Robert S. Harris, Ph.D., Director of National Biochemistry Laboratories, Massachusetts Institute of Technology, Dr. Jarvis S. Summer, Director of Enzyme Chemistry, Department of Biochemistry and Nutrition, Cornell University (Nobel Prize Winner for his work

TO BE RECEIVED

I-5(A)

in Enzyme Chemistry), and Dr. Hugo Theorell of Sweden, one of the world's greatest biochemists and a Medical Nobel Prize Winner for his research in enzyme chemistry. All three oppose fluoridation of public water supplies, and Dr. Theorell successfully persuaded the Swedish Parliament to vote against general fluoridation permission.

Some people are hypersusceptible to small amounts of a poison which normal well-nourished persons can tolerate. Their symptoms have been reported as related to fluorine as well as to other poisons, and include asthma, hives, convulsions, behavior problems, etc. The Food and Drug Administration in the U.S.A. requires certain medication containing fluorine as a "dental caries preventive" to carry the warning: "Eczema, atopic dermatitis, and urticaria have been associated with fluoride ingestion. Keep out of reach of children."

With individual medication, the connection may be traced, but when everyone is dosed regardless of their wishes it is harder to trace the cause. Those who suggested one part per million of fluorine in drinking water were reporting a level which would poison the fewest people while giving as much protection as possible against tooth decay in small children. They ignored what might happen to persons whose intake of water is large or who get considerable fluorine in other ways, such as from tea or foods.

How much fluorine will a person with developing diabetes take in and store in his system? Yet, the United States Public Health new "Drinking Water Standards" rejected a water supply which contains two parts per million. The margin of safety is very small. Arguing for fluoridation, the Canadian Dental Association states that: "It is possible that people might take too much or too little in tablets."

MUST VARY

If this is true, how much more danger of taking "too much" when the fluoride is in the water supply and the intake as beverages and

food soaked in water must vary and fluctuate from individual to individual widely and sporadically.

It is possible to put exactly one milligram of sodium fluoride in each 1000 centimeters of water at the station, but studies in over 20 cities have shown it does not remain evenly distributed, varying widely from 0 to 2 parts per million. So even if drinking water were the only source of fluoride, intake of different persons varies widely. Undoubtedly some get known toxic quantities of this non-essential poison.

Many dentists suggest there is little protection against caries in teeth that are not mottled, and many scientists consider mottling of teeth is a sign that bones and other tissues are already damaged.

Of course these persons do not suddenly die of acute fluoride poisoning. They are chronically affected over many years. Just recently a time-lapse movie has been taken which shows the damage done to mammalian cells growing outside the body by a concentration of fluorine equal to what an adult who drinks fluoridated water has in his blood.

The Medical - Dental Committee on Evaluation of Fluoridation was organized in 1926 by over 1,000 distinguished scientists, physicians and dentists to investigate the subject without prejudice or emotion. Their nine-point statement issued in 1957 opposing this mass medication scheme unless and until there is evidence of its complete safety to all is still valid. As one member of that committee, a prominent dentist, wrote last summer:

"In recommending a fluoride chemical for children on dental grounds, qualified dental opinion is deserving of due respect, even from those who are skeptical or disagree. But this respect does not apply to the arrogant prescription that this dental prescription be administered via the water supply to the entire population, including the adult, the sick, the allergic, neurotic, and the dying."

"Fluoridation of your water supply denies you democratic freedom of choice and imposes a tyranny that has no place in this country."

A five member special committee of the Michigan House of Representatives have investigated and urged "immediate legislation" to prohibit additional fluoridation of public water supplies until more is known about possible dangers.

They found 34 per cent of Wayne County (Detroit) doctors were opposed to fluoridation, because of lack of knowledge of its long-term effects, but did not want to say so publicly.

The proponents of fluoridation of public water supplies have claimed there are no proven cases of harm being done by fluorides. Actually I have in my files reports published in reliable medical journals of various conditions like the following:

Tetanus-like convulsions precipitated by fluoridated drinking water and clearing up when fluoride was avoided.

Hives and various types of inflammatory skin rashes, mouth ulcers, and asthmatic symptoms, caused by fluorides from both natural and artificial sources.

STUDY NEEDED

Damage to gastro-intestinal and urinary tracts, arthritic and neurological changes shown by pain, tiredness, headaches, etc. "Your neurosis may be a fluorosis."

Chronic intoxication by fluorides naturally occurring in drinking water is reported as being endemic in India, Italy, Argentina, Japan, and North Africa.

Like thalidomide, fluorides have a selective action to harm some persons, and we do not yet know all the kinds of harm that should be looked for.

Further study may not only more clearly show the dangers of mass fluoridation; but it may also result in discovery of a safe way to treat the individual children who need prevention of cavities, including those who do not live where there is a public water supply. The National Institute of Dental Research in Bethesda is working on this at present. Meantime are you prepared to have civic authorities take a calculated risk of harming some persons (maybe you or yours) in order to prevent cavities in some children, especially when these can be prevented in other ways which are even now being studied?

The Peel Board of Education I-6

Director of Education and Secretary • Superintendent of Academic Affairs • Superintendent of Business Affairs and Treasurer
J.A. Fraser, B.A., M.Ed. C. L. Dobson, M.A. H.J.A. Brown, B.A.

July 28, 1977

Mr. L. M. McGillivray
Deputy City Clerk
City of Mississauga
One City Centre Drive
Mississauga, Ontario
L5B 1M2



Dear Mr. McGillivray:

Re: Parking of Commercial Vehicles on school property
Your File: 25-77.

Further to Mrs. E. Britten's letter to you of June 24, 1977, a recommendation that this request be rejected was approved at the Regular Meeting of The Peel Board of Education on July 26, 1977.

The specific Resolution reads:

That the request from the City of Mississauga to allow commercial vehicles to park overnight on school property be rejected.

Yours truly,

D. P. Wilkinson
Superintendent of Plant

cc. H. J. A. Brown
R. B. Hasler
E. Britten

djt

✓ TO BE RECEIVED.
COPY HAS BEEN SENT
TO R. EDMUNDS.

I-1

WEIR & FOULDS
BARRISTERS AND SOLICITORS

K. A. FOULDS, Q.C.
S. P. WEBB, Q.C.
M. S. ARCHIBALD, Q.C.
G. J. SMITH, Q.C.
W. T. R. WILSON
S. B. STEIN
R. R. WOZENILEK
J. D. H. FRASER
P. D. HERMAN

H. S. O. MORRIS, Q.C.
J. P. HAMILTON
J. J. CATHY, Q.C.
M. J. MCGUAID
B. FINLAY
L. J. O'CONNOR
L. C. E. BROWN
R. S. SLEIGHTHOLM
R. B. WARREN
R. D. WALTER, Q.C.

R. B. ROBINSON, Q.C.
A. MCN. AUSTIN
J. D. MCKELLAR, Q.C.
N. W. C. ROSS
R. W. ROSENMAN
W. A. D. MILLAR
S. P. PLOTT
P. M. PERELL
P. P. MORRISON

CANADA LIFE BUILDING
330 UNIVERSITY AVENUE
TORONTO, CANADA M5G 1S2

TELEPHONE: (416) 595-1595
CABLE ADDRESS: MASEMIDON
TELEX: 06-22471
DEX

August 9, 1977

DELIVERED

T. L. Julian, Esq.
City Clerk
City of Mississauga
1 City Centre Drive
Mississauga, Ontario

Dear Sir:

Re: Stavebank Developments Proposed Plan
of Subdivision, City of Mississauga -
T-22441

We are the solicitors for Stavebank Developments and we understand from our client's engineers, Fred Schaeffer and Associates Inc., that the Engineering Agreement for the above plan of subdivision has reached the stage at which pre-servicing of the subdivision would be permitted.

On behalf of our client, we would request permission for pre-servicing of the above subdivision and upon confirmation that such permission is acceptable to the City, we will arrange for delivery of the required letter of undertaking and deposit.

Yours truly,

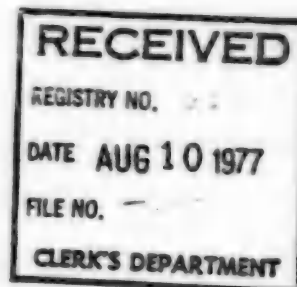
WEIR & FOULDS



R. W. Rosenman

RWR:cs

cc Stavebank Developments Limited



TO BE RECEIVED

WEIR & FOULDS
BARRISTERS AND SOLICITORS

I-8

K. A. FOULDS, Q.C.
S. P. WEBB, Q.C.
M. S. ARCHIBALD, Q.C.
G. J. SMITH, Q.C.
W. T. R. WILSON
S. B. STEIN
R. R. WOZENILEK
J. D. M. FRASER
P. D. KERNAN

H. S. O. MORRIS, Q.C.
J. P. HAMILTON
J. J. CATHY, Q.C.
M. J. MCQUAID
B. FINLAY
L. J. O'CONNOR
L. C. E. BROWN
R. S. SLEIGHTHOLM
R. B. WARREN
R. D. WALTER, Q.C.

R. B. ROBINSON, Q.C.
A. MCN. AUSTIN
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N. W. C. ROSS
R. W. ROSENMAN
W. A. D. MILLAR
S. P. FLOTT
P. M. PERELL
F. P. MORRISON

CANADA LIFE BUILDING
330 UNIVERSITY AVENUE
TORONTO, CANADA M5G 1S2
TELEPHONE: (416) 595-1595
CABLE ADDRESS: MASEMIDON
TELEX: 06-22471
DEX

August 9, 1977

DELIVERED

T. L. Julian, Esq.
City Clerk
City of Mississauga
1 City Centre Drive
Mississauga, Ontario

Dear Sir:

Re: Sunny Park Developments Limited Proposed
Plan of Subdivision, City of Mississauga -
T-24948

We are the solicitors for Sunny Park Developments Limited and we understand from our client's engineers, Fred Schaeffer and Associates Inc., that the Engineering Agreement for the above plan of subdivision has reached the stage at which pre-servicing of the subdivision would be permitted.

On behalf of our client, we would request permission for pre-servicing of the above subdivision and upon confirmation that such permission is acceptable to the City, we will arrange for delivery of the required letter of undertaking and deposit.

Yours truly,

WEIR & FOULDS



R. W. Rosenman

RWR:cs

cc Sunny Park Developments Limited

RECEIVED
REGISTRY NO.
DATE AUG 10 1977
FILE NO.
CLERK'S DEPARTMENT

TO BE RECEIVED

1-7
R. E. WINTER & ASSOCIATES LTD. • consulting engineers

77 CITY CENTRE DRIVE • MISSISSAUGA, ONTARIO L5B 1M5 • PHONE (416) 270-01
TELEX (WAMAL) 06-961103

August 8, 1977

City of Mississauga
Clerks Department
One City Centre Drive
Mississauga, Ontario

Attention: Mr. T.L. Julian
City Clerk

RE: PRESERVICING NOTIFICATION
GOLFVIEW MEADOWS
RESIDENTIAL SUBDIVISION
T-24615
CITY FILE NUMBER 16 111 71068
OUR FILE NUMBER 7095

Dear Sir:

Enclosed is a letter from Ture Anderson (Eastern) Limited, the
Developers of the above mentioned project indicating that they wish
to preservice the subject lands.

Would you please put this preservicing notification on the agenda
for the August 15th, 1977 council meeting.

Should you have any questions or require any further information
please contact this writer at 270-0110.

Yours very truly

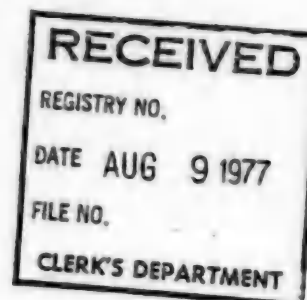
R.E. WINTER & ASSOCIATES LTD.

D.H. Ross

Per: D.H. Ross, C.E.T.

DHR/ads.

c.c. Mr. S.D. Lawson, P.Eng.



TO BE RECEIVED



MEMBER OF ASSOCIATION
OF CONSULTING ENGINEERS

anderson

I-9(A)

August 5, 1977.

His Worship, the Mayor
and Members of Council
City of Mississauga
One City Centre Drive
MISSISSAUGA, Ontario

Re: T.24615

Attention: Mr. T.L. Julian
City Clerk

Dear Sir:

In consideration of the City of Mississauga allowing services to be installed in the subject proposed subdivision, prior to registration of the plan, the company (as owner) covenants and agrees as follows:

1. The developer acknowledges that by proceeding with these services in advance of registration of a plan of subdivision, the developer is doing so totally at its own risk.
2. To allow the City, Region, Hydro Commission and their employees, servants and agents to enter the lands at all reasonable times and for all reasonable purposes, including and without limiting the generality of the foregoing, for all necessary inspections to correct any drainage problems, and to correct or eliminate any other nuisance, such as dust, garbage and debris, excavations, old buildings, etc. and the cost incurred by the City in so doing shall be a charge to the Owner.
3. To submit a cash deposit as required by the Engineering Agreement (5% for a maximum of \$10,000.00).
4. To indemnify the City, its employees, servants and agents (and the Hydro Commission and Regional Municipality of Peel), against all actions, causes of actions, suits, claims and demands whatsoever, which may arise either directly or indirectly by reason of the preservicing, and the owner undertaking the construction of the work within the proposed subdivision.
5. To proceed with the development in accordance with the attached Schedule of Performance, and should active development of the land come to termination, to smooth, grade and seed the site to renew vegetation, and prevent erosion problems, and upon any failure in performing this obligation, to allow the City to enter upon the lands and carry out the work deemed necessary by the Engineering Department, with the costs incurred by the

2321 FAIRVIEW STREET • BURLINGTON • ONTARIO • CANADA • L7R 2E3 • TELEPHONE (416) 637-5656
a member of the **GREENINGTON Group** of companies

TURE anderson (EASTERN) LIMITED

I-9(B)

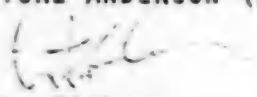
- 2 -

City to be a charge upon the Owner.

6. To allow the City to draw on the cash deposit under Clause 3 above for the completion of any works considered necessary by the City Engineer including those indicated under Clauses 2 and 5 and other works such as rectification of drainage problems and cleanup of existing roads upon verbal notification to the Consulting Engineer.
7. To require these undertakings and covenants to be assumed by any successor in title, to the effect that the obligations and covenants herein shall be binding upon executors, administrators, successors and assigns.

Yours very truly,

TURE ANDERSON (EASTERN) LIMITED


L. Kirby
Vice-President.

LK:rc

I-10

JANOSCIK AND JANOSCIK
BARRISTERS AND SOLICITORS

JOSEPH J. JANOSCIK, LL.B.
RUDY JANOSCIK, B.A., LL.B.
COUNSEL
CHARLES C. MARK, B.A., LL.B.

1575 BLOOR STREET WEST
TORONTO, ONTARIO
M5P 1A4
TELEPHONE 537-1288

RECEIVED
REGISTRY NO. 6939
DATE JUL 28 1977
FILE NO. T-25188
CLERK'S DEPARTMENT

REFER TO: Joseph J. Janoscik

July 26, 1977

Mr. Julien
City Clerk
City of Mississauga
Clerk's Department
1 City Centre Drive
MISSISSAUGA, Ontario

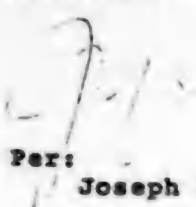
RE: HIGHDALE INVESTMENTS LIMITED
File T-25188
City of Mississauga File No. 16 111 74069

Dear Sir:

Enclosed please find our client's letter of undertaking,
for preservicing the above development, under Corporate Seal.

Sincerely yours,

JANOSCIK & JANOSCIK

Per: 
Joseph J. Janoscik

JJ:wg
Encl.

c.c. Mr. Bruce Proctor

TO BE RECEIVED

I-10A)

HIGHDALE INVESTMENTS LIMITED

Telephone
537-1266

1576 Bloor Street West
TORONTO, Ontario
M6P 1A4

Refer to: Joseph J. Janoscik

July 14, 1977

City of Mississauga
Clerk's Department
1 City Centre Drive
MISSISSAUGA, Ontario

*Letter to be
signed & sealed*

Attention: Mr. T. L. Julien,
City Clerk

ENGINEERING WORKS & BLDG. DEPT. RECEIVED FILE JUL 20 1977		
Mr. C.	Mr. S.	Date
SDL	X	20/07
CL	PSI	11/1/78

RE: HIGHDALE INVESTMENTS LIMITED
File T-25188
City of Mississauga File No. 16 111 74069

Dear Mr. Julien:

In consideration of the City of Mississauga allowing services being installed in the subject proposed subdivision, prior to registration of the plan, the company (as owner) covenants and agrees as follows:

- 1) The developer acknowledges that by proceeding with these services in advance of registration of a plan of subdivision, the developer is doing so totally at his own risk.
- 2) To allow the City, it's employees, servants and agents, to enter the lands at all reasonable times for all reasonable purposes, including and without limiting the generality of the foregoing, for all necessary inspections, and to correct any drainage problems, and to correct or eliminate any other nuisance, such as dust, garbage and debris, excavations, old buildings, etc., and the cost incurred by the City in so doing shall be charged to the owner.
- 3) To submit a cash deposit as required by the engineering agreement (5% or a maximum of \$10,000.00).
- 4) To indemnify the City, it's employees, servants and agents (Hydro Mississauga and Region of Peel) against all actions, causes of action, suits, claims and demands whatsoever, which ever may arise directly or indirectly by reason of the pre-servicing, and the owner undertaking the construction of the work within the proposed subdivision.

I-40B

July 14, 1977

- 71

HIGHDALE INVESTMENTS LIMITED
PER: L.H. [Signature]

PER:

MONTAGUE POUND Associates Limited

PLANNING CONSULTANTS

TELEPHONE 270-4411

I-11

SUITE 307, 77 CITY CENTRE DRIVE
MISSISSAUGA, ONTARIO L4B 3M6

August 4th, 1977.

Mr. T. L. Julian, A.M.C.T.
City Clerk,
City of Mississauga,
One City Centre Drive,
Mississauga, Ontario.

RECEIVED

REGISTRY NO. 7-23

DATE AUG 8 1977

FILE NO. 7-24773

CLERK'S DEPARTMENT

Dear Mr. Julian:

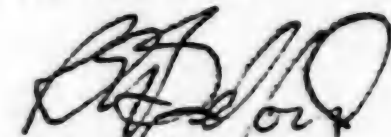
RE: PROPOSED PLAN OF SUBDIVISION
SUPERIOR HEIGHTS ASSOCIATES LIMITED
MINISTRY FILE NO: 21-T-24773
OUR FILE NO: 237-I

Please be advised it is our client's intention to commence
preservicing of the above noted proposed plan of subdivision.

In this regard enclosed is an executed copy of the required
preservicing letter of undertaking.

It would be appreciated if you would bring to the attention
of Council the intentions of our client.

Yours very truly,



R. E. BELFORD, A.M.C.T.A.

REB/rdm
Encl.

cc: Superior Heights Associates Limited

TO BE RECEIVED

I-11A

City of Mississauga
One City Centre Drive
Mississauga, Ontario

RE: PROPOSED PLAN OF SUBDIVISION
SUPERIOR HEIGHTS ASSOCIATES LIMITED
MINISTRY FILE NO: 21-T-24773
OUR FILE NO: 237-I

ATTENTION: MR. T. L. JULIAN
CITY CLERK

Dear Sir:

In consideration of the City of Mississauga allowing services to be installed in the subject proposed subdivision, prior to registration of the plan, the company (as owner) covenants and agrees as follows:

1. The developer acknowledges that by proceeding with these services in advance of registration of a plan of subdivision, the developer is doing so totally at its own risk.
2. To allow the City, its employees, servants and agents to enter the lands at all reasonable times and for all reasonable purposes, including and without limiting the generality of the foregoing, for all necessary inspections, and to correct any drainage problems, and to correct or eliminate any other nuisance, such as dust, garbage and debris, excavations, old buildings, etc., and the cost incurred by the City in so doing shall be a charge to the Owner.
3. To submit a cash deposit as required by the Engineering Agreement (5% for a maximum of \$10,000.00).
4. To indemnify the City, its employees, servants and agents (and the Hydro Commission and Regional Municipality of Peel), against all actions, causes of actions, suits, claims and demands whatsoever, which may arise either directly or indirectly by reason of the preservicing, and the owner undertaking the construction of the work within the proposed subdivision.
5. To proceed with the development in accordance with the attached Schedule of Performance, and should active development of the land come to a termination, to smooth, grade and seed the site to renew vegetation, and prevent erosion problems, and upon any failure in performing this obligation, to allow the City to enter upon the lands and carry out the work deemed necessary by the Engineering Department, with the costs incurred by the City to be a charge upon the Owner.

.....cont'd.....

I-11B

Page Two

6. To allow the City to draw on the cash deposit under Clause 3 above for the completion of any works considered necessary by the City Engineer including those indicated under Clauses 2 and 5 and other works such as rectification of drainage problems and cleanup of existing roads upon verbal notification to the Consulting Engineer.
7. To require these undertakings and covenants to be assumed by any successor in title, to the effect that the obligations and covenants herein shall be binding upon executors, administrators, successors and assigns.

Yours very truly,

SUPERION HEIGHTS ASSOCIATES LIMITED

Per: 

I-12

J. A. McNEVIN, B.L., (1964-1965)
FRANK B. GEE, B.L., (1964-1965)
S. G. O'CONNOR, B.L., (1964-1965)
JAMES B. GEE, B.L., (1964-1965)

MCNEVIN, GEE & O'CONNOR
BARRISTERS, SOLICITORS, ETC.
43 WILLIAM STREET NORTH
CHATHAM, ONTARIO
N7M 5K1

MAILING ADDRESS: 43 WILLIAM ST. N.
TELEPHONE: 347 3450
AREA CODE: 519

July 29, 1977.

ALL PARTIES AFFECTED BY ONTARIO ENERGY
BOARD RATE ORDER E.B.R.O. 343-II

We are Solicitors for Union Gas Limited ("Union") and acted for Union in its rate hearing before the Ontario Energy Board ("the Board") which was completed in the Spring of this year. The Board reserved Decision and subsequently issued Reasons for Decision with respect to such rate hearing, dated the 30th day of June, 1977. These Reasons for Decision have now been carried out by formal Order of the Board dated the 29th day of July, 1977 and numbered E.B.R.O. 343-II.

As directed by the Board we are serving you with a copy of this Order by enclosing it with this letter.

Yours very truly,
MCNEVIN, GEE & O'CONNOR,
per: *H. O'Connor*

LGO'C:sf
Enclosure (1)
REGISTERED MAIL

✓ TO BE RECEIVED.
COPY HAS BEEN SENT
TO B. CLARK.

RECEIVED
REGISTRY NO. - -
DATE AUG 3 1977
FILE NO. - -
CLERK'S DEPARTMENT

I-12A



Ontario
Energy
Board

E.B.R.O. 343-II

IN THE MATTER OF The Ontario Energy
Board Act, R.S.O. 1970, Chapter 312,
and in particular section 19 thereof;

(SEAL)

AND IN THE MATTER OF an application by
Union Gas Limited to the Ontario Energy
Board for an Order or for Orders approv-
ing or fixing just and reasonable rates
and other charges for the sale, distri-
bution, transmission and storage of gas.

AND IN THE MATTER OF an application by
Union Gas Limited to the Ontario Energy
Board pursuant to section 15 (8) and
section 19 of the said Act for an Interim
Order approving or fixing rates, pending
the final disposition of the application
referred to in the paragraph above.

BEFORE:

S. J. Wychowanc, Q.C.
Presiding Member

A. B. Jackson, Q.C.
Chairman

Wednesday, the 24th and
Tuesday, the 30th days
of November, 1976; the
1st, 13th, 14th, 15th,
16th and 17th days of
December, 1976; the 10th,
11th, 12th, 17th and 18th
days of January, 1977; the
15th, 16th and 24th days
of February, 1977 and the
23rd day of March, 1977;
and the 26th day of July,
1977.

ORDER

Upon the application of Union Gas Limited
("Union") dated the 4th day of November, 1975 ("the main
application") to the Ontario Energy Board ("the Board")
under Docket E.B.R.O. 343 for an Order, after a two phase
hearing, approving or fixing just and reasonable rates and
other charges for the sale of gas by Union to all its

I-12B

- 2 -

customers and for the transmission and storage of gas by Union for others; upon the hearing by the Board of Phase I of the main application dealing with the determination of utility rate base, rate of return, cost of service and utility revenue resulting in E.B.R.O. 343-I dated the 15th day of July, 1976 and the main application still pending before the Board, Union then applying by application dated the 18th day of October, 1976 ("the Phase II application"), as amended pursuant to Notice of Motion to the Board dated the 1st day of November, 1976, subsequently granted by the Board the 24th day of November, 1976, for the determination of Phase II of the main application dealing with the fixing of just and reasonable rates and other charges for the sale, transportation and storage of gas by Union; upon Union's prepared testimony with supporting schedules with respect to the said application having been duly served and filed as directed by the Board and Notice of Hearing thereof having been duly served and published as directed by the Board and the same having duly come on for hearing before the Board at its Offices at 14 Carlton Street, Toronto, Ontario on the days above cited, in the presence of counsel for Union, counsel for the Board, counsel for The Consumers' Gas Company, Canadian Industries Limited, Dow Chemical of Canada Limited, the Industrial Gas Users Association, The Corporation of the City of Kitchener and representatives of TransCanada Pipelines Limited, The Corporation of the City of Windsor and Polysar Limited;

I-12 (C)

- 3 -

upon the Board, while the main application was still pending, issuing the following Orders fixing rates and charges for Union on an interim basis pending the final disposition of the main application:

- (1) E.B.R.O. 343-I-1 dated the 12th day of January, 1976;
- (2) E.B.R.O. 343-I-3 dated the 24th day of August, 1976;
- (3) E.B.R.O. 343-I-2 dated the 10th day of November, 1976;
- (4) E.B.R.O. 356 dated the 10th day of November, 1976;
- (5) E.B.R.O. 357 dated the 10th day of November, 1976;
- (6) E.B.R.O. 343-II-1 dated the 7th day of December, 1976;
- (7) E.B.R.O. 343-II-2 dated the 2nd day of March, 1977;

upon the Board at the completion of the hearing of the Phase II application reserving decision and subsequently issuing Reasons for Decision dated the 30th day of June, 1977 ("the said Reasons for Decision") directing this Order to be made in accordance therewith; upon the application of Union to the Board dated the 14th day of July, 1977 for an Order to vary the said Reasons for Decision ("the said amending application") so as to substitute for Rates #5 and #6 approved in the said Reasons for Decision, Rates #5 and #6 as set forth in the said amending application, effective as therein provided for; and upon the said amending application having been duly served as directed by the Board and coming on for hearing before the Board in its Offices at Toronto, Ontario

I-12(c)

the 26th day of July, 1977 in the presence of counsel for Union, for the Board, for the Industrial Gas Users Association and for The Corporation of the City of Kitchener and a representative for The Corporation of the City of Windsor and the Board at the completion of the hearing of the said amending application issuing verbal decision amending the said Reasons for Decision in the manner therein set forth, followed by Amending Reasons for Decision dated the 29th day of July, 1977 ("the said Amending Reasons for Decision"):

1. THIS BOARD DOTH ORDER that subject to Clause 2 of this Order, the interim rates approved by E.B.R.O. 343-I-1, E.B.R.O. 343-I-2, E.B.R.O. 343-I-3, E.B.R.O. 343-II-1, E.B.R.O. 343-II-2, E.B.R.O. 356 and E.B.R.O. 357 are just and reasonable and should be and they are hereby confirmed and Union is hereby relieved of the requirements in such Orders to keep accurate account in detail of all amounts collected pursuant to such Orders.

2. THIS BOARD DOTH ORDER that the interim rate currently being charged under the Firm Service portion of Rate #9 to The Corporation of the City of Kitchener ("Kitchener"), is excessive by 2 cents per Mcf and that pursuant to the appropriate interim Order, Union shall refund to Kitchener 2 cents per Mcf for each Mcf delivered to Kitchener under the Firm Service portion of Rate #9 from and inclusive of October 19, 1976 to and inclusive of July 31, 1977, so soon after July 31, 1977 as the appropriate volume is known.

I12(e)

- 5 -

3.

THIS BOARD DOTH ORDER THAT,

- (a) The said Reasons for Decision shall be and they are hereby varied in the manner directed in the said Amending Reasons for Decision;
- (b) Rates #5 and #6 as approved in the said Amending Reasons for Decision shall be and they are hereby substituted for Rates #5 and #6 approved in the said Reasons for Decision, subject to the following:
 - (i) With respect to said Rate #5, adding after the word "contract" in line 1 of Item 2 under "Rate" therein the words "or contract renewal", and, substituting the words "in the month of September, 1976" for the words "as of October 1, 1976" in line 5 of Item 6 under "Rate" therein;
 - (ii) With respect to said Rate #6, adding after the word "contract" in line 1 of Item 2 under "Rate" therein the words "or contract renewal", and, substituting the words "in the month of September, 1976" for the words "as of October 1, 1976" in line 5 of Item 5 under "Rate" therein;
 - (iii) Item 1 under said Rates #5 and #6 shall not apply beyond the 1st day of July, 1978 except with respect to contracts entered into prior to August 1, 1977, in which case the price shall continue to be fixed in accordance with the terms thereof until their expiration.

4.

THIS BOARD DOTH ORDER that the rates and charges set forth as Rates #1, #2, #3, #4, #5, #6, #7, #9, #10, #11, #12, #13, #14 and #15 in Schedule "A" to this Order, applied in the manner therein set forth, are just and reasonable and the same are hereby fixed and approved to

I-12(F)

- 6 -


be charged by Union and to be paid to Union for the various services therein prescribed, effective from and after the date indicated on each rate.

5. THIS BOARD DOETH ORDER that so soon as practical after any rate change, during which time a bill insert in form approved by the Board shall be enclosed with the bill, Union's bills for service under Rates #1 and #2 shall show the current monthly fixed charge as a separate item and shall show the current rate for each rate block.

6. AND THIS BOARD DOETH FURTHER ORDER that this Order shall be a final disposition of the Phase II application and of the main application and that Union shall pay to the Board its costs and expenses with respect to this Phase II hearing of Union's main application, forthwith after fixation thereof.

DATED at Toronto, Ontario, this 29th day of July, 1977.

ONTARIO ENERGY BOARD


S.A.C. Thomas
Secretary to the Board

I-13



A 761979

Ontario Municipal Board

IN THE MATTER OF Section 42 of
the Planning Act (R.S.O. 1970,
c. 349) as amended,

- and -

IN THE MATTER OF an appeal by
Joseph Martino from a decision
of the Committee of Adjustment
of the City of Mississauga

RECEIVED
REGISTRY NO.
DATE JUL 29 1977
FILE NO.
CLERK'S DEPARTMENT

BEFORE:

F.G. BLAKE)	Wednesday, the 20th day of
Vice-Chairman)	July, 1977

UPON APPEAL from a decision of the Committee of Adjustment dismissing an application for a variance from the provisions of By-law 5500 of the City of Mississauga, as amended, to permit the operation of an amusement center with a snack bar and to provide in conjunction therewith four car parking spaces, whereas the said by-law requires a minimum of twenty parking spaces for such a use in premises zoned C1, the lands in question being composed of part of Lot 13, Concession 1, M.D.S. and known municipally as 3073 Hurontario Street;

THE BOARD ORDERS, that this appeal is hereby dismissed.

SECRETARY

✓ TO BE RECEIVED
COPY HAS BEEN SENT TO
W. TAYLOR, R. EDMUNDS & B. CLARK

475-8
367



A 77158

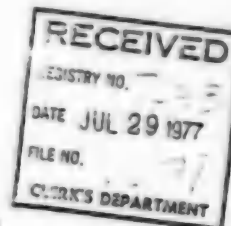
I-14

Ontario Municipal Board

IN THE MATTER OF Section 42
of The Planning Act (R.S.O.
1970, c. 319) as amended,

- and -

IN THE MATTER OF an appeal by
G. Ruth Gray from a decision
of the Regional Municipality
of Peel Land Division Committee



APPOINTMENT FOR HEARING

G. Ruth Gray having appealed from a decision of the Regional Municipality of Peel Land Division Committee dated the 6th day of January, 1977, whereby the Committee dismissed her application for consent to the conveyance, mortgage or charge or to an agreement for the sale and purchase of a parcel of land having an area of 53,000 square feet and being composed of part of Lot 14, according to Registered Plan 331, formerly in the Town of Mississauga, now the City of Mississauga;

THE ONTARIO MUNICIPAL BOARD hereby appoints Friday, the 9th day of September, 1977 at the hour of ten o'clock (local time) in the forenoon at the Board's Chambers, 180 Dundas Street West, (8th Floor) in the City of Toronto for the hearing of all persons who desire to be heard in support of or in opposition to the appeal.

If you do not attend and are not represented at this hearing, the Board may proceed in your absence and you will not be entitled to any further notice of the proceedings.

In the event the decision is reserved persons taking part in the hearing may request a copy of the decision from the presiding Board Member. Such decision will be mailed to you when available.

DATED at Toronto this 27th day of July, 1977.

SECRETARY

TO BE RECEIVED
COPY HAS BEEN SENT TO
W. TAYLOR, R. EDMUNDS & B. CLARK

I-15



A 77308

Ontario Municipal Board

IN THE MATTER OF Section 42 of
The Planning Act (R.S.O. 1970
c. 319) as amended,

RECEIVED
REGISTRY NO.
DATE JUL 28 1977
FILE NO.
CLERK'S DEPARTMENT

- and -

IN THE MATTER OF an appeal by
Central Parkway Developments Limited
from the conditions imposed in a
decision of the Committee of Adjustment
of the City of Mississauga

B E F O R E :

A. H. ARBELL, Q.C.
Vice-Chairman

- and -

W. T. SHRIVES,
Vice-Chairman

)
) Wednesday, the 20th day of
) July, 1977
)
)

UPON APPEAL from the conditions imposed in a decision of the Committee of Adjustment granting an application for a variance from the provisions of By-law 5300 of the City of Mississauga, as amended, for permission to develop lands composed of Blocks E and I, according to Plan M-119 and Blocks I and J, according to Plan M-141 located on Central Parkway East, thereby providing 230,500 square feet of parking area (excluding parking area for 18,900 square feet of office space and 7,700 square feet of food stores service area), whereas, the said by-law requires a minimum parking area of 2.5 times the floor area or in this instance, 290,000 square feet for such development in a DC zone, upon conditions and the appeal having been withdrawn by memorandum in writing filed;

THE BOARD ORDERS, that this appeal is hereby dismissed.

✓ TO BE RECEIVED
COPY HAS BEEN SENT TO
W. TAYLOR, R. EDMUNDS & B. CLARK

SECRETARY

I-16

4681

August 2, 1977

Mr. J. John O'Donoghue,
Messrs. Barlow, Peck & O'Donoghue,
Barristers & Solicitors,
Suite 301, 365 Bay Street,
TORONTO, Ontario.
M5M 1V1

APPLICATION FOR

Additional Dining
Lounge facilities

Dear Sir:

Re: Swiss Chalet Bar-B-Q Tavern
1225 Dundas Street East
Mississauga
Licence #092022

Further to favourable decision with regard to the above application, please find enclosed the plans which have been examined relative to the pertinent sections of the regulations under the Liquor Licence Act, 1975.

The plans indicate the following:

Dining Lounge #2 - Main Floor ----- 90 Persons

As noted on the plans, the building and facilities are subject to the requirements of Ontario Regulation 1008 under the Liquor Licence Act, 1975, sections 13 to 18, where applicable, and all requirements of Municipal Agencies concerned.

Our local Inspector will follow the progress of the work, in accordance with the plans, and notify head office at its completion.

Yours very truly,

KC/dp

K. Collard
Assistant Manager
Plans Review

TO BE RECEIVED



I-17

City of Mississauga

MEMORANDUM

MAYOR AND MEMBERS OF
COUNCIL

From Mr. Basil Clark, Q.C.

Dept. City Solicitor

August 10, 1977.

SUBJECT: Mississauga Assoc. for the Mentally Retarded,
Group Home at 1043 Haig Blvd.

ORIGIN: Legal Department

COMMENTS: Attached herewith is letter from Weir and Foulds,
solicitors for the Mississauga Association for the
Mentally Retarded, dated August 8, 1977, which I
believe to be self-explanatory.

It is my intention to continue to support the
position of the Mississauga Association for the
Mentally Retarded.

BC:bd

Basil Clark, Q.C.
City Solicitor.

Encl.

TO BE RECEIVED

I-17A

WEIR & FOULDS

BARRISTERS AND SOLICITORS

K A FOULDS, Q.C.
S P WEBB, Q.C.
M S ARCHIBALD, Q.C.
G J SMITH, Q.C.
W T R WILSON
S B STEIN
R R WOZENILEK
J D M FRASER
P D HERMAN

H S O MORRIS, Q.C.
J P HAMILTON
J J CARTHY, Q.C.
M J MCQUAID
B FINLAY
L J O'CONNOR
L C E BROWN
R S SLEIGHTHOLM
R B WARREN
R D WALTER, Q.C.

R B ROBINSON, Q.C.
A MCN AUSTIN
J D MCKELLAR, Q.C.
N W C ROSS
R W ROSENMAN
W A D MILLAR
S P FLOTT
P M PERELL
F P MORRISON

CANADA LIFE BUILDING
330 UNIVERSITY AVENUE
TORONTO, CANADA M5G 1S2

TELEPHONE: (416) 595-1595
CABLE ADDRESS: MASEMIDON
TELEX: 06-22471
DEX

August 8, 1977

Basil T. Clark, Esq.
City Solicitor
1 City Centre Drive
Mississauga, Ontario
L5B 1M2

Dear Sir:

Re: Mississauga Association for the Mentally
Retarded, 1043 Haig Blvd.

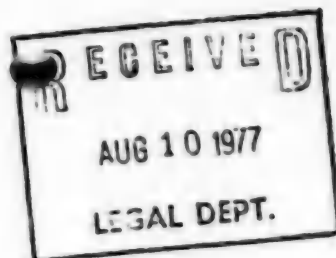
We have been instructed to file an appeal to Cabinet pursuant to Section 94 of The Ontario Municipal Board Act from the decision of the Ontario Municipal Board dated July 20th, 1977. Could you advise us as to the position that the City will take?

Yours very truly,

WEIR & FOULDS

Per: *Lynda C. E. Brown*
(Miss) Lynda C. E. Brown

LCEB:bd



1-10

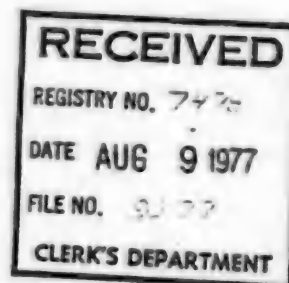


Ministry of Treasury
Economics and
Intergovernmental
Affairs

Queen's Park
Toronto Ontario

August 5, 1977

Ms. J. J. LaFeuvre,
Committee Co-ordinator,
City of Mississauga,
1 City Centre Drive,
Mississauga, Ontario.
LSB 1M2



Dear Ms. LaFeuvre:

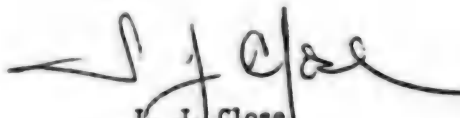
I am writing to acknowledge your letter of July 19
to the Treasurer of Ontario.

As you are aware, the Government is currently
reviewing the entire property tax system so that reforms
can be introduced to coincide with the introduction of
province-wide market value assessment. The Blair Commis-
sion recommended that,

the Provincial Government explore the
feasibility of amending existing statutes
so as to grant preferred creditor or status
to municipalities in respect of a default
in the payment of business taxes.....

The issue you raise in your resolution is therefore
under consideration in the Government's deliberations on tax
reform. It is not contemplated, however, to introduce any
amendments to the current legislation until the entire pro-
perty tax reform study is complete.

Yours very truly,


L. J. Close
Director.

LJC/bd

TO BE RECEIVED

R-1

CITY OF MISSISSAUGA

FILE: CDM 77-026

PLANNING DEPARTMENT

DATE: August 2, 1977

MEMORANDUM

TO R. A. Searle, Mayor, and Members of the City of Mississauga Council

FROM R. G. B. Edmunds, Commissioner of Planning

SUBJECT Proposed Condominium
South-east corner of Glen Erin Drive and
Montevideo Road
Lot 9, Registered Plan M-137
Iona Development Corporation

COMMENTS Under the provisions of Section 24 of The Condominium Act, the plan prepared for registration of condominium development of the above-noted lands has been referred to this Municipality by the Ministry of Housing for comments on its appropriateness.

The site is a 1.4 ha (3.6-acre) parcel of land located at the south-east corner of Glen Erin Drive and Montevideo Road as shown on the attached map, with frontages of approximately 121.9 metres (400 feet) and 216.1 metres (709 feet) on these two roads respectively.

It was zoned R3-Section 724 by By-law 463-75 approved by the Ontario Municipal Board on November 4, 1975 and a site development plan was approved by Planning Committee on February 2, 1977 and by City Council on February 14, 1977.

The site is presently under development and will accommodate 29 cluster detached dwellings upon completion with 231% parking.

The condominium application has been examined by departments of the City, and the following are requirements to be fulfilled prior to registration of the plan:

1. Confirmation by the City Tax Department that all local improvement charges which are apportioned to the property, as well as outstanding taxes, have been paid in full.

✓ TO BE RECEIVED
RESOLUTION AVAILABLE

R-1(A)

FILE: CDM 77-026

- 2 -

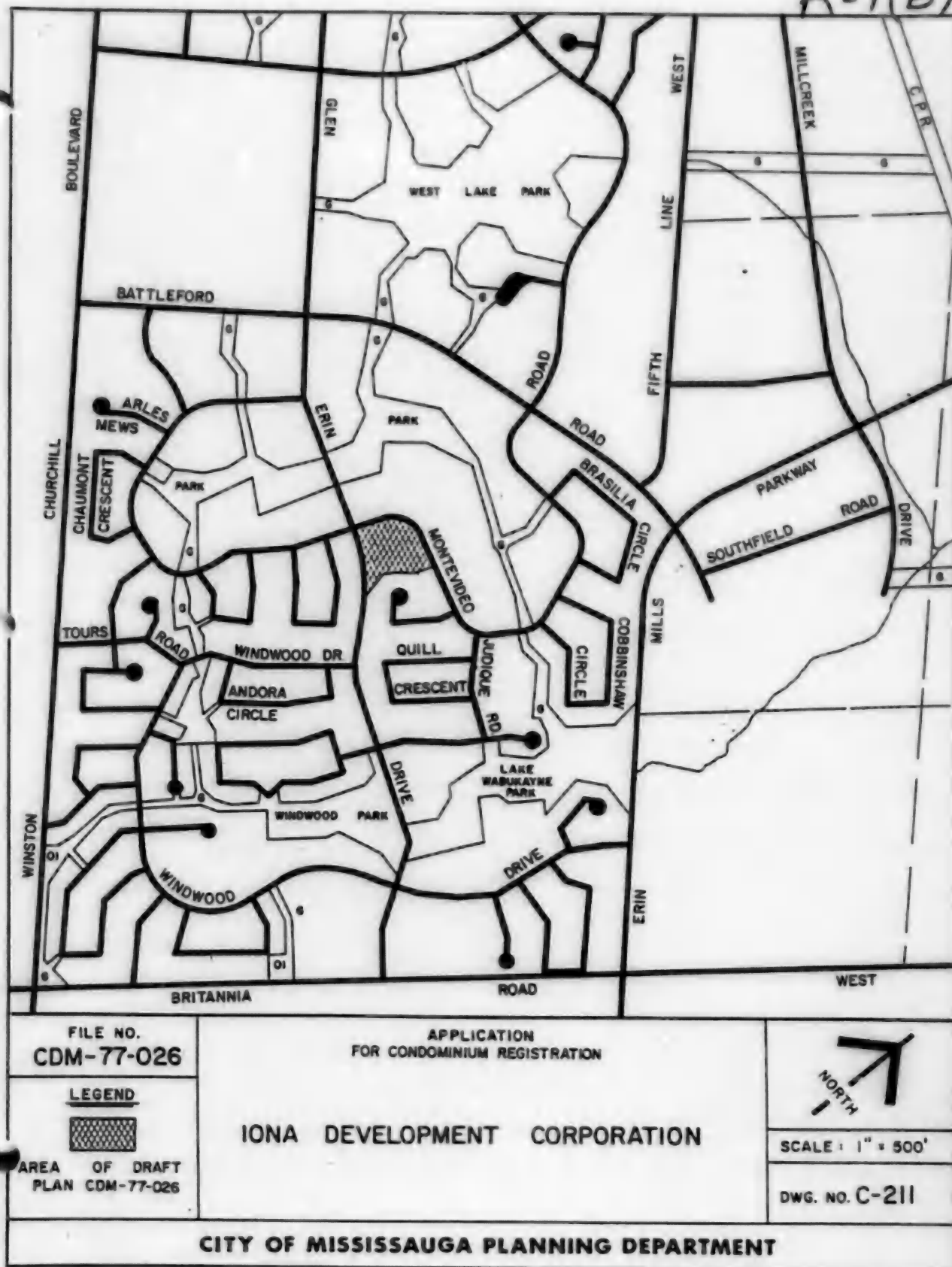
DATE: August 2, 1977

2. Confirmation of a final site inspection and approval by the City Fire Department.
3. Confirmation that the applicant has entered into a Condominium Servicing Agreement with the Regional Municipality of Peel.
4. Confirmation of a final inspection and approval of the landscaping works by the City Recreation and Parks Department.
5. Confirmation from the City Clerk's Department that the documentation conforms to the standardized forms prescribed by the City.
6. Confirmation from the City Engineering, Works and Building Department that the letters of undertaking regarding the final lot grading certificate, duplicate linens, etc., accompanied with a \$5000.00 cash deposit or letter of credit have been received.
7. Confirmation from the City Engineering, Works and Building Department that the internal lighting has been constructed in accordance with City standards and requirements and that the development complies with the Building, Heating and Plumbing By-laws and the Ontario Building Code.

RECOMMENDATION

That proposed condominium CDM 77-026, Iona Development Corporation, be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated August 2, 1977.

K-1(B)





City of Mississauga

MEMORANDUM

Mayor and Members

Council

From

W.P. Taylor, P. Eng.

Commissioner

Dept.

Engineering, Works & Building

August 3, 1977

Our Files: 11 141 00011
16 111 75152

RECEIVED

REGISTRY NO. 7374

DATE AUG 5 1977

FILE NO. 21.77

CLERK'S DEPARTMENT

SUBJECT: Wolfedale Creek Improvements

ORIGIN: Engineering, Works & Building Department
(1977 Capital Works Programme)

COMMENTS: Listed below is a summary of tenders received and opened
by a Committee of Council on Tuesday, August 2, 1977.

- | | |
|---------------------------------------|-------------|
| 1. Toronto Zenith Contracting Limited | \$12,304.00 |
| 2. John Beck & Sons Ltd. | \$12,643.00 |
| 3. Bramall & Co. Construction Limited | \$14,274.50 |
| 4. Dixie Construction Co. Ltd. | \$14,317.50 |
| 5. Pit-On Construction Limited | \$19,164.82 |
| 6. Gazzola Paving | \$30,870.00 |

RECOMMENDATION: The following is therefore recommended:

1. That the contract for the construction of improvements on Wolfedale Creek be awarded to Toronto Zenith Contracting Limited, the lowest bidder at the tendered price of \$12,304.00.
2. That the by-law to authorize the execution of the contract for the construction of improvements on Wolfedale Creek (File Reference 16 111 75152) be approved by Council.

✓ TO BE RECEIVED
BY-LAW AVAILABLE

William P. Taylor
William P. Taylor, P. Eng.
Commissioner
Engineering, Works & Building

✓
LGT/BES/sr

cc: Mr. Edmunds - Planning
Mr. Halliday - Parks
City Manager



City of Mississauga

MEMORANDUM

R-3

To Mayor and Members
Dept. Council

From W.P. Taylor, P. Eng.
Commissioner
Dept. Engineering, Works & Building

August 3, 1977

Our Files: 11 141 00011
16 111 75094

RECEIVED

REGISTRY NO. 7375

DATE AUG 5 1977

FILE NO. 21-77

CLERK'S DEPARTMENT

SUBJECT: Cooksville Creek Berm Work

ORIGIN: Engineering, Works & Building Department
(1977 Capital Works Programme)

COMMENTS: Listed below is a summary of tenders received and opened
by a Committee of Council on Tuesday, August 2, 1977.

1. John Heck & Sons Ltd.	\$9,757.00
2. Gazzola Paving	\$13,665.00
3. Bramall & Co. Construction Limited	\$16,330.00
4. Pit-On Construction Limited	\$18,049.00

RECOMMENDATION: The following is therefore recommended:

1. That the contract for construction of a berm on Cooksville Creek be awarded to John Heck & Sons Ltd., the lowest bidder at the tendered price of \$9,757.00.
2. That the by-law to authorize the execution of the contract for construction of a berm on Cooksville Creek (File Reference 16 111 75094) be approved by Council.

✓ TO BE RECEIVED
BY-LAW AVAILABLE

William P. Taylor
William P. Taylor, P. Eng.
Commissioner
Engineering, Works & Building

LGT/BES/sr
cc: Mr. Edmunds - Planning
Mr. Halliday - Parks
City Manager



R-4

City of Mississauga

MEMORANDUM

RECEIVED

REGISTRY NO. 7415

DATE AUG 5 1977

FILE NO. 1071

CLERK'S DEPARTMENT

o Mayor & Members

From W P Taylor

dept. Council

Dept. Engineering : Works & Building

3rd August 1977

Eng Dept Files 11 141 00011
16 111 77058

SUBJECT: Intersection Improvement at (1) Rathburn Road/Cawthra Road
(2) Rathburn Road/Wilcox Road

ORIGIN: 1976 Capital Budget - Intersection Improvement Program

COMMENTS: Listed below is a summary of tenders received and opened
by a Committee of Council on Tuesday August 2, 1977:

1. Bramall & Company	\$32,131.90
2. Ferpac Paving Inc	\$32,671.32
3. Pave-Al	\$33,245.51
4. Vespi, Frank Construction	\$34,859.25
5. Fernar Paving Limited	\$34,954.71
6. Warren Bitulithic	\$38,375.00

RECOMMENDATION: The following is therefore recommended:

1. That the contract for the intersection improvement at Rathburn Road/Cawthra Road and Rathburn Road/Wilcox Road be awarded to Bramall and Company Construction Limited, the lowest bidder at the tendered price of \$32,131.90.
2. That the By-Law to authorize the execution of the contract for the intersection improvement at Rathburn Road/Cawthra Road and Rathburn Road/Wilcox Road, be approved by Council.

✓ TO BE RECEIVED
BY-LAW AVAILABLE

OPT:jew
BES
encls

William P Taylor
William P Taylor P Eng
Commissioner



City of Mississauga
MEMORANDUM

R-5

RECEIVED
REGISTRY NO. 73444
DATE AUG 4 1977
FILE NO. 21-77
CLERK'S DEPARTMENT

To Mayor and Members of Council
Dept. _____

From E.M. Halliday, Commissioner
Dept. Recreation and Parks

August 3rd, 1977

SUBJECT: Tender TR-11-1977 "Tender For The
Supply and Installation of Softball
Lighting in Huron Park."


ORIGIN: 1977 Budget

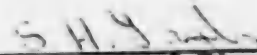
COMMENTS: Following are the bids received on this tender:

Gardner Industrial Electric Co. Ltd.	\$23,900.00
Stacey Electric Co. Ltd.	26,080.00
Holley Electric Limited	27,983.00
Dinardo Electric Limited	28,900.00
R.C. Robinson Service	29,000.00
Woodall & Leonard Electric Co. Ltd.	37,250.00

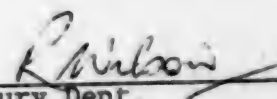
Funds are available in the Capital Budget
to cover this expenditure under the follow-
ing project number - PN 77-919.

RECOMMENDATION: That the bid submitted in the amount of
\$23,900.00 by Gardner Industrial Electric
Co. Ltd. on Tender TR-11-1977 "Tender for
the supply and installation of softball
lighting in Huron Park," be accepted and
the signature by-law be given the customary
three readings. This being the lowest bid
received.


E.M. Halliday, Commissioner
Recreation and Parks Dept.


Commissioner of Finance

nc


Treasury Dept.

✓ TO BE RECEIVED
BY-LAW AVAILABLE



City of Mississauga

MEMORANDUM

FILE REFERENCE: 12 441 00007
11 141 00010

To: Mayor & Members of Council

From: W. P. Taylor, P. Eng.

City of Mississauga

Dept.: Engineering

RECEIVED

REGISTRY NO. 7343

DATE AUG 8 1977

FILE NO. 31-77

CLERK'S DEPARTMENT

August 3, 1977

SUBJECT: Catchbasin Cleaning Contract 12 441 00007.

ORIGIN: Engineering, Works and Building Department.

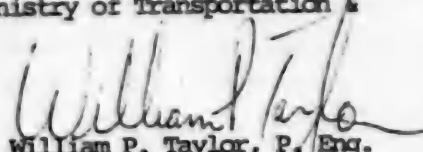
COMMENTS: Listed below is a summary of tenders received by the City of Mississauga and opened at a Public Tender Opening on Tuesday, August 2, 1977.


- 1) Superior Sewer Services Ltd. \$20,460.00
- 2) M.S.O. Construction Ltd. \$25,000.00

Funding for this work is available under the 1977 current Maintenance Budget.

RECOMMENDATION: We recommend that the contract for Catchbasin Cleaning 12 441 00007 be awarded to Superior Sewer Services Ltd., the low bidder, at the tendered price of \$20,460.00.

A Bylaw to authorize execution of this contract for catchbasin cleaning be approved by Council subject to the approval of the Ministry of Transportation & Communication.


William P. Taylor, P. Eng.
Commissioner of Engineering,
Works & Building


c.c. City Manager
Mr. R.G.B. Edmunds
Mr. E. Halliday
Mr. R. Hasted

✓ TO BE RECEIVED
BY-LAW AVAILABLE



City of Mississauga

MEMORANDUM

R-7

To Mayor and Members of General Committee From E.M. Halliday, Commissioner,
Dept. Recreation and Parks

July 28th, 1977

Our File 08-51-06

SUBJECT: Tender TR-16-1977
1977 Street Tree Planting -
Fall Programme

ORIGIN: 1977 Operating Budget

COMMENTS: The following is a summary of the bids
received for the subject tender:

Green Survival Landscaping Ltd.	\$23,755.00
Environs Landscape Contracting Co. Limited	25,050.00
McLean-Peister Ltd.	29,385.00
Bayview Sod and Nursery Co. Ltd.,	35,375.00
Litz Landscaping and Enterprises Ltd.	18,292.50 *

* This is not a complete bid for all items.

Funds are available in account number
09822-05, Tree Planting - Subsidizable.

RECOMMENDATIONS: That Tender TR-16-1977 Street Tree
Planting - Fall Programme be awarded to
Green Survival Landscaping Ltd. in the
amount of \$23,755.00, this being the lowest
bid received.

That the attached By-law be approved
authorizing the Mayor and City Clerk
to execute the Agreement for Tender
TR-16-1977.

E.M. Halliday
E.M. Halliday, Commissioner
Recreation & Parks Department

Donald H. Gilbre
Commissioner of Finance

nc

R. Wilson
Treasury Department

✓ TO BE RECEIVED
BY-LAW AVAILABLE

RECEIVED

REGISTRY NO. 7123

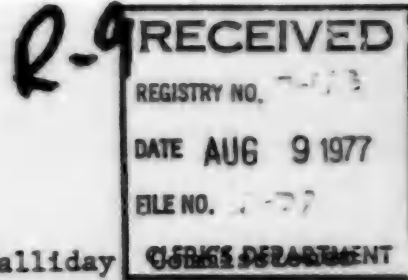
DATE AUG 2 1977

FILE NO. 2-77

CLERK'S DEPARTMENT



City of Mississauga
MEMORANDUM



To Mayor and Members of Council

From E.M. Halliday

Dept. Recreation and Parks

Dept. _____

August 5th, 1977

SUBJECT: Tender TR-18-1977 "Supply and Installation of Sports Lighting in Clarkson Park."

ORIGIN: 1977 Budget

COMMENTS: Following are the bids received on this tender:

Stacey Electric Co. Ltd.	\$54,810.00
Gardner Industrial Electric Ltd.	55,225.00
Dinardo Electric	76,500.00
Woodall & Leonard Electric Co. Ltd.	89,057.00

Funds are available in the Capital Budget to cover this expenditure under the following Project Numbers: 77-917 and 77-921.

RECOMMENDATION: That the bid submitted in the amount of \$54,810.00 by Stacey Electric Co. Ltd., on Tender TR-18-1977 "Tender for the supply and installation of sports lighting in Clarkson Park," be accepted and the signature by-law be given the customary three readings. This being the lowest bid received.

E.M. Halliday
E.M. Halliday, Commissioner
Recreation & Parks Dept.

S.H. Taylor
for Commissioner of Finance

nc

MPH2
Treasury Department

✓ TO BE RECEIVED
BY-LAW AVAILABLE



R-10

City of Mississauga

MEMORANDUM

Mayor and Members of Council

From Purchasing and Supply

Dept. Treasury

RECEIVED

REGISTRY NO. 7-125

DATE AUG 9 1977

FILE NO. 21-77

CLERK'S DEPARTMENT

August 4th, 1977

SUBJECT: Tender TW -23-1- 1977 For the Supply and Delivery of Various Vehicles and Trucks

ORIGIN: Engineering & Works - Vehicles Replacement Pool

COMMENTS: Attached is a recap sheet of the tenders which were received and opened at the Tender Opening of Tuesday, July 26th, 1977.

The tenders have been reviewed by the City's Fleet Superintendent and the recommendation is to award the various Vehicles and Trucks to the lowest tenderer complying with all specifications.

RECOMMENDATION: That TW -23-1- 1977 for the Supply and Delivery of Various Vehicles and Trucks be awarded to the following:

Spec. "A" -2- 7,500 lb. GVW Crew Cab Pickup Trucks be awarded to Little Bros. Weston Ltd., in the amount of \$13,678.88, this being the lowest tender received. Funds allotted in account number 0825058.

Spec. "A-1" -1- 7,500 lb. GVW Crew Cab Pickup Truck be awarded to Little Bros. Weston Ltd., in the amount of \$6,849.07, this being the lowest tender received. Funds allotted in account number 0964658.

Spec. "B" -1- 7,500 lb. GVW Pickup Truck be awarded to Little Bros. Weston Ltd., in the amount of \$5,986.65, this being the lowest tender received. Funds allotted in account number 0962658.

Spec. "B-1" -1-7,500 lb. GVW (4) Wheel Drive Pickup Truck be awarded to Hawley Pontiac Buick Ltd., in the amount of \$7,085.54, this being the lowest tender received. Funds allotted in account number 0965658.

✓ TO BE RECEIVED
RESOLUTION AVAILABLE

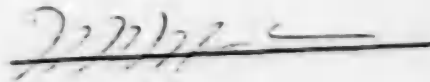
continued.....

R-10(A)


Page 2.....

RECOMMENDATION (Continued)

- Spec. "C" -1- 6,000 lb. GVW Panel Truck be award to Hawley Pontiac Buick Ltd., in the amount \$6,119.33, this being the lowest tender received. Funds allotted in account number 0825058.
- Spec. "C-1" -1- 10,000 lb. GVW Cab and Chassis with Dump Box be awarded to Colony Lincoln Mercury, in the amount of \$8,001.86, this being the lowest tender received. Funds allotted in account number 0981058.
- Spec. "D" -1- Compact Car be awarded to Hawley Pontiac Buick Ltd., in the amount of \$5,241.93, this being the lowest tender received. Funds allotted in account number 0981058.


W. H. Munden
City Treasurer

Funds Approved By:


D. A. R. Ogilvie
Commissioner of Finance

CC:yc
Encl.

CITY OF MISSISSAUGA

SUMMARY SHEET - TENDER NO: TW -23-1-1977

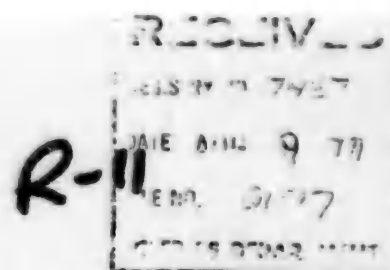
SUPPLY OF VARIOUS VEHICLES AND TRUCKS

P-106(5)

Tenderers	Specification "A"	Specification "A-1"	Specification "B"	Specification "B-1"	Specification "C"	Specification "C-1"	Specification "D"
Little Bros. Weston Ltd. (Ford)	\$13,678.88	\$6,849.07	\$5,986.65	\$7,171.14	\$6,643.63	\$8,051.75	----
Hawley Pontiac Buick Ltd.	\$13,732.38	\$6,915.41	\$6,039.08	\$7,085.54	\$6,119.33	\$8,441.23	\$5,241.93
Northtown Ford Sales	\$14,012.50	\$7,006.25	\$6,187.35	\$7,247.83	\$6,619.48	\$8,099.93	----
West Metro Ford	----	----	----	----	----	----	----
Colony Lincoln Mercury	\$13,773.74	\$6,886.87	\$6,173.24	\$7,190.92	\$6,632.67	\$8,001.86	----
Elmwood Ford Sales Ltd.	\$14,575.33	\$7,346.41	\$6,450.60	\$7,782.65	\$6,690.18	\$8,172.23	----
Huron Park Plymouth Chrysler	\$13,862.92	\$7,018.13	\$6,245.59	\$7,434.36	\$6,260.57	\$8,522.55	\$5,289.01



City of Mississauga
MEMORANDUM



To Mayor and Members of Council From Purchasing and Supply
Dept. Treasury

August 4th, 1977

SUBJECT: Tender TW -23-2- 1977 For the Supply and Delivery of Various Trailers and Tractors

ORIGIN: Engineering & Works - Vehicles Replacement Pool

COMMENTS: Attached is a recap sheet of the tenders which were opened at the Tender Opening of Tuesday, July 26th, 1977.

The tenders have been reviewed by the City's Fleet Superintendent and the recommendation is to award the various Trailers and Tractors to the lowest tenderer complying with all specifications.

RECOMMENDATION: That TW -23-2- 1977 for the Supply and Delivery of Various Trailers and Tractors be awarded to the following:

- Spec. "D-1" -1- Tractor with Front-End Loader be awarded to Edwards Equipment in the amount of \$11,556.00, this being the lowest tender received.
Funds allotted in account number 0966658.
- Spec. "E" -2- Tandem Trailers be awarded to Marten Manufacturing Ltd., in the amount of \$3,852.00, this being the lowest tender received.
Funds allotted in account number 0963658 and 0964658.
- Spec. "E-1" -8- Single Axle Trailers be awarded to T.J. Welding, in the amount of \$9,972.40, this being the lowest tender received.
Funds allotted in account number:
(4 trailers - 0969055)
(1 trailer - 0961658)
(1 trailer - 0962658)
(1 trailer - 0963658)
(1 trailer - 0965658)
- Spec. "F" -2- Single Axle Trailers be awarded to T.J. Welding, in the amount of \$2,493.10, this being the lowest tender received.
Funds allotted in account number 0825058.

✓ TO BE RECEIVED
RESOLUTION AVAILABLE

continued.....

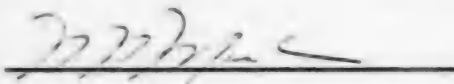
R-11(A)

Page 2.....

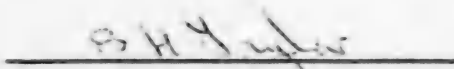
RECOMMENDATION (Continued)

Spec. "F-1" -6- Sidewalk Sanders be awarded to Craig Construction Equipment, in the amount of \$7,922.28, this being the only tender received. Funds allotted in account number 0825058.

Spec. "G" -1- Vacuum Leaf Pickup Machine be awarded to S.M.I. Industries, in the amount of \$6,527.00, this being the lowest tender received. Funds allotted in account number 0825058.


W. H. Munden
City Treasurer

Funds Approved By:


for D. A. R. Ogilvie
Commissioner of Finance

CC:yc
Encl.

CITY OF HISSAUGA

SUMMARY SHEET - TENDER NO: TW -23-2-1977

SUPPLY OF VARIOUS TRAILERS AND TRACTORS

Tenderers	Specification "D-1"	Specification "E"	Specification "E-1"	Specification "F"	Specification "F-1"	Specification "G"
Swiftsure Equipment	----	----	----	----	----	\$6,564.11
Marten Manufacturing		\$3,852.00	\$10,272.00	\$2,568.00	----	----
Case Power Equipment	\$11,705.80	----	----	----	----	----
Hilton Equipment (Massey Ferguson)	\$11,715.43	----	----	----	----	----
S. M. I.	----	----	----	----	----	\$6,527.00
West Metro Ford	\$11,727.20	----	----	----	----	----
T. J. Welding	----	\$4,635.56	\$ 9,972.40	\$2,493.10	----	----
Edwards Equipment (Massey Ferguson)	\$11,556.00	----	----	----	----	----
Truck and Tractor (a) (John Deer) (b)	\$13,846.21 \$11,575.32	----	----	----	----	----
Craig Constr. Equip.	----	----	----	----	\$7,922.28	----
General Supply Co.	----	----	----	----	----	----
Tennant Company	----	----	----	----	----	----
Tipping Motor Bodies	----	\$5,275.10	\$10,143.60	\$2,535.90	----	----

R-11/18



City of Mississauga

MEMORANDUM

Files: 11 141 00011
16 111 76127
16 111 77079

K-17

To: Mayor and Members

From: W.P. Taylor, P. Eng.

Dept: Council

Commissioner

Dept: Engineering, Works & Building

August 10, 1977

SUBJECT: Reconstruction of Second Line East from Eglinton Avenue East to Kamato Road (File Reference 16 111 76127) and Installation of 60" diameter storm sewer and appurtenances along Eglinton Avenue (File Reference 16 111 77079) as a Joint Tender

ORIGIN: Engineering, Works & Building Department (1977 Capital Works Programme)

COMMENTS: Listed below is a summary of tenders received and opened by a Committee of Council on Tuesday, August 9, 1977.

1. Bandiera & Associates Ltd.	\$1,646,145.72
2. Alsi Construction Limited	\$1,690,841.75
3. Con-Drain Co. Ltd.	\$1,716,112.76
4. Dominic Cosentino and Company Limited	\$1,725,295.93
5. Pave-Al Limited	\$1,736,583.76
6. Westwood Drain Co. Ltd.	\$1,785,154.40
7. Ambro Construction Company	\$1,787,161.30
8. Leaside Contracting	\$1,876,048.75
9. Warren Bitulithic	\$1,998,247.70
10. Pilen Construction of Canada Ltd.	\$2,079,512.25

RECOMMENDATION: The following is therefore recommended:

RECEIVED

REGISTRY NO. 7-2-1

DATE AUG 11 1977

FILE NO. 16-111-77079

CLERK'S DEPARTMENT

1. That the contract for the reconstruction of Second Line East from Eglinton Avenue East to Kamato Road and installation of 60" diameter storm sewer and appurtenances along Eglinton Ave. be awarded to Bandiera & Associates Ltd., the lowest bidder at the tendered price of \$1,646,145.72, subject to approval of the Ministry of Transportation & Communications.
2. That the by-law to authorize the execution of the contract for the reconstruction of Second Line East from Eglinton Avenue East to Kamato Road (16 111 76127) and installation of 60" diameter storm sewer and appurtenances along Eglinton Avenue (16 111 77079) be approved by Council.

✓ TO BE RECEIVED
BY-LAW AVAILABLE

W/PES/sr

Attach.

cc: Mr. R. Edmunds: Mr. E.M. Halliday: City Manager

William P. Taylor
William P. Taylor, P. Eng.
Commissioner

Engineering, Works & Building



City of Mississauga Files: 11 141 00011
16 111 77014
MEMORANDUM

Mayor and Members _____ From W.P. Taylor, P. Eng.
Council _____ Commissioner
Dept. Engineering, Works & Building

August 10, 1977

SUBJECT: 1977 Sidewalk Construction Programme
File Reference 16 111 77014

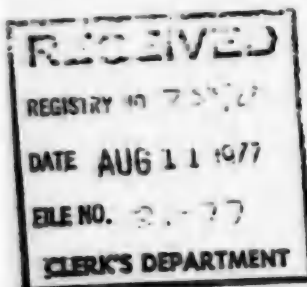
ORIGIN: Engineering, Works & Building Department
(1977 Capital Works Programme)

COMMENTS: Listed below is a summary of tenders received and opened
by a Committee of Council on Tuesday, August 9, 1977.

1. Nimar Construction Co. Ltd.	\$126,783.00
2. Kalabria General Contracting	\$138,818.00
3. Bramall & Co. Construction	\$141,399.75
4. Domti Construction Co. Ltd.	\$149,617.40
5. Sentinel Paving	\$160,685.50
6. Man-Co Construction Ltd.	\$166,016.80

RECOMMENDATION: The following is therefore recommended:

1. That the contract for the 1977 Sidewalk Construction Programme be awarded to Nimar Construction Co. Ltd., the lowest bidder at the tendered price of \$126,783.00.
2. That the by-law to authorize the execution of the contract for the 1977 sidewalk construction programme (16 111 77014) be approved by Council.



William P. Taylor
William P. Taylor, P. Eng.
Commissioner
Engineering, Works & Building

[Signature]
BES/sr
Attach.

cc: Mr. R. Edwards - Planning
Mr. E.M. Halliday - Parks
City Manager

☒ TO BE RECEIVED
BY-LAW AVAILABLE



City of Mississauga

R-14

MEMORANDUM

File: 11 141 00011
16 111 75077A

To: Mayor and
Members of Council

From: William P. Taylor
Commissioner
Dept. Engineering, Works & Building

August 10, 1977

SUBJECT: Dundas Street East Reconstruction
From Dixie Road to The Etobicoke Creek
File Reference: 16 111 75077A

ORIGIN: Engineering, Works and Building Department
(1977 Capital Works Programme)

COMMENTS: Listed below is a summary of tenders received and
opened by a Committee of Council on Tuesday, August 9, 1977:

1. Pave-Al Limited	\$1,214,327.10
2. Warren Bitulithic Limited	\$1,241,290.82
3. Fernar Paving Limited	\$1,286,344.99
4. Dufferin Construction Company	\$1,327,179.68
5. Gazzola Paving Limited	\$1,337,715.18

RECOMMENDATION: The following is therefore recommended:

1. That the contract for the Reconstruction of Dundas Street East from Dixie Road to The Etobicoke Creek, File Reference 16 111 75077A, be awarded to Pave-Al Limited, the lowest bidder at the tender price of \$1,214,327.10, subject to approval of the Ministry of Transportation and Communications.
2. That the by-law to authorize the execution of the contract for the Reconstruction of Dundas Street East from Dixie Road to The Etobicoke Creek, File Reference 16 111 75077A be approved by Council.

RECEIVED

REGISTRY NO.

DATE AUG 11 1977

FILE NO.

CLERK'S DEPARTMENT

FWB:BES:11

cc: B. Hasted - Supply and Services
R. Edwards - Planning
E. Halliday - Parks
City Manager's Office

W. P. Taylor
for William P. Taylor, P. Eng.
Commissioner
Engineering, Works & Building

✓ TO BE RECEIVED
BY-LAW AVAILABLE



R-15

City of Mississauga

MEMORANDUM

Mayor and Members of
General Committee

From: William P. Taylor, P. Eng.
Commissioner
Engineering, Works and Building

August 8, 1977

SUBJECT: Appointment of Peace Officers for the purpose of enforcing the provisions of various animal control by-laws, and parking regulations on private property.

ORIGIN: Building Division.

COMMENTS: Since Peace Officers must be appointed under the Police Act, Peace Officers in the City of Mississauga must be appointed by a Regional By-law.

Regional By-law Number 203-76 appoints Peace Officers for dealing with parking infractions on private property.

As time goes by individuals come and go and it is necessary to change the list of Peace Officers approved by these by-laws.

RECOMMENDATION:

1. That the Region of Peel be requested to amend by-law number 203-76 to provide for the appointment of the individual as per list "A" attached, who is employed as a Security Guard by United Security Limited, 121 Sherbourne Street, Toronto, Ontario.
2. That the Region of Peel be advised that the City has carried out the appropriate investigations and is satisfied to have this person appointed, inasmuch as he is a peace officer in Metropolitan Toronto.

RECEIVED

REGISTRY NO.

DATE AUG 11 1977

FILE NO.

CLERK'S DEPARTMENT

✓ TO BE RECEIVED
RESOLUTION AVAILABLE

William P. Taylor, P. Eng.
Commissioner
Engineering, Works and
Building Department

KLL
CC1

R-15(A)

LIST "A"

Robert Phoenix
544 Queen Street West
Apartment 2
Toronto 22, Ontario

Date of Birth -
October 31, 1948



UNITED SECURITY LIMITED

EXECUTIVE OFFICES: 121 SHERBOURNE STREET, TORONTO, ONTARIO M5A 2R3 TELEPHONE: (416) 368-6111
155 DELHI STREET, GUELPH, ONTARIO TELEPHONE: (519) 824-6111
507 CURRENT AVENUE, THUNDER BAY, ONTARIO TELEPHONE: (807) 683-6457

R-15(B)

February 14, 1977

Corporation of The City of Mississauga,
1 City Centre Drive,
Mississauga, Ontario,
L5B 1M2.

ATTENTION: Mr. C. Moore,
By-Law Enforcement & Licencing Manager
Engineering Works & Building Department

Dear Sirs:

RE: Our Letter Dated
February 4, 1977

Please may the following name be added to this request for appointment as a Peace Officer, for the purpose of enforcing the provisions of the Corporation of the City of Mississauga Traffic By-Law, as it pertains to unauthorized parking on private property and designated fire routes.

Robert Phoenix
544 Queen Street W., Apt. 2
Toronto 2B, Ontario,
Tel: 364-2737
D.O.B. October 31, 1948

This was an omission, for which we apologize for any inconvenience caused and trust that this appointment will meet with your approval.

BUILDING, ZONING & ENGINEERING			
DATE RECD: FEB 17 1977			
BUILDING DEPT FILE:			
JW:mb	Route To:	Rec'd By	Date

Yours truly,
UNITED SECURITY LIMITED

John J. Whyte
John J. Whyte
Regional Manager

UNIFORMED SECURITY GUARDS • MOBILE PATROL • INVESTIGATIONS • PARKING CONTROL
AGENTS IN ALL PRINCIPLE CITIES OF THE WORLD
GOVERNMENT LICENSED AND BONDED



City of Mississauga
MEMORANDUM

R-16

To: Mayor and Members From: Terence L. Julian
Dept. of Council Dept. City Clerk

August 11, 1977

SUBJECT: Wharton Industrial Developments Limited -
Ambler-Courtney Investments Ltd.
File 02/87/74

ORIGIN: Letter dated August 8, 1977, from Mr. J. Paul
Burk, Q.C.

COMMENTS: Attached is a copy of a letter dated August 8,
1977, from Mr. J. Burk, requesting an appointment
as a delegation before Council on August 15, 1977.
I have contacted Mr. Burk and as a result of this
report, I understand that he has withdrawn his
request to appear at this time.

I wish to clarify the situation as outlined in
Mr. Burk's letter as I consider some of his
comments to be inaccurate and misleading.

Mr. Burk, a Solicitor representing Wharton
Industrial Developments Limited and Ambler-
Courtney Investment Limited, appeared before
the Planning Department on April 23, 1975, to
request an amendment to the Zoning By-law from
"G" to "M-2" to permit industrial development
on a .42 acre parcel of land west of Aerowood
Drive extension east of the Little Etobicoke
Creek. The Planning Staff report advised that
matters of an Engineering nature would require
the applicants to enter into appropriate agreements
with the City; however, the proposal was acceptable
subject to all of the requirements of the City
and any other official agency concerned with the
development of the subject lands being met. The
Planning Department recommended that the application
not be approved.

/continued...

✓ TO BE RECEIVED. BY-LAW
AND RESOLUTION AVAILABLE

2-16(A)

Mayor and Members
of Council

- 2 -

August 11, 1977

Subsequently, Mr. Burk appeared before General Committee on May 7, 1975, when this recommendation was considered. General Committee recommended the following:

"That the recommendation regarding application OZ/87/74, Wharton Industrial Developments Ltd. and Ambler-Courtney Investments Ltd., made by the Planning Committee on April 23, 1975, not be adopted, and that the request for the amendment to the Zoning By-law from G to M2 (approximately 0.42 acres) be approved."

This recommendation was adopted by Council on May 12, 1975. This action by Council was confirmed to Mr. Burk by letter dated May 13, 1975, from the Clerk's Department. Normally, upon receipt of a letter of this nature, the Solicitor for the applicant contacts the City to finalize and satisfy the City's requirements prior to the actual rezoning by-law's presentation to Council. For some reason, I assume lack of knowledge of the procedure, Mr. Burk did not pursue this matter on behalf of his clients and presumably assumed that the rezoning was a fait accompli.

When the by-law was sent by the Planning Department to the Clerk's Department in September of 1975, the files were checked and because the City's requirements did not appear to be fulfilled, the by-law was held. This is standard procedure. What is not standard is for the applicant or his representative to not sit on top of the processing and ensure that the zoning by-law is enacted as soon as possible. Mr. Burk did not contact the City; consequently, the file remained dormant and forgotten by staff. I do not understand why the applicants or their solicitor assumed that the rezoning was completed when they neither received a rezoning by-law nor inquired about its existence.

CONCLUSION:

Notwithstanding the foregoing, I believe that the issue should not be who is or is not responsible for the delay in enacting the by-law. The issue

/continued...

R-16(B)

Mayor and Members
of Council

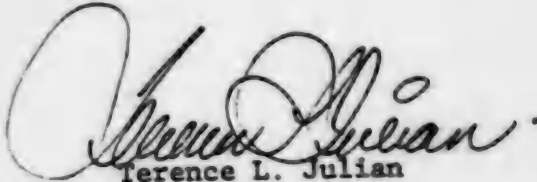
- 3 -

August 11, 1977

is the appropriateness of the by-law and the City's requirements as a result of the rezoning. We have now been advised by the Engineering Department that no Engineering Agreement and no easement for fill control are required and, therefore, the Department has no objection to the granting of the rezoning. I suggest that had the application been processed, either by staff or the applicant, the by-law would have been enacted in 1975. Consequently, it appears appropriate that by-law should now be passed and the 5% cash in lieu of park dedication, which is a requirement imposed subsequent to the events surrounding this matter, not be required.

RECOMMENDATION: That the by-law regarding application 02/87/74, Wharton Industrial Developments Limited and Ambler-Courtney Investments Limited, be enacted and that the current requirements of 5% cash in lieu of land not apply to this application.

/1


Terence L. Julian
City Clerk

R-16(C)

SEABROOK
McELWAIN
BURK &
ELLIOTT

BARRISTERS AND SOLICITORS

FIRST CANADIAN PLACE
SUITE 3300
P. O. BOX 33
TORONTO, CANADA
M5X 1A9

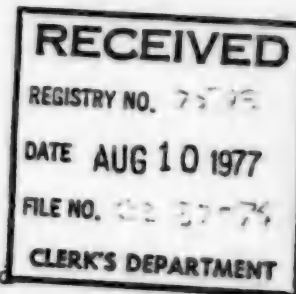
TELEPHONE (416) 862-1178
TELEX 08-22629
CABLE "SEAMAC" TORONTO

August 8, 1977

T. L. Julian,
Deputy-City Clerk
City of Mississauga
1 City Centre Drive
Mississauga, Ontario
L5B 1M2

Dear Mr. Julian:

RE: Wharton Industrial Developments Limited
Ambler-Courtney Investments Ltd.
file 02/87/74



We enclose copies of the following documentation: ()

1. Letter dated May 13, 1975 from Ronald C. Lathan, A.M.C.T. Committee Co-ordinator to the writer;
2. Letter dated September 17, 1975 from R. G. B. Edmunds, Commissioner of Planning to T. L. Julian, Deputy-City Clerk;
3. Draft copy of by-law to amend By-law No. 5500, dated 1975; and
4. General Committee Report of May 7, 1975 as adopted by Council on May 12, 1975.

Prior to May 13, 1975 the writer appeared before Council on behalf of both Ambler-Courtney Investments Limited and Wharton Industrial Developments Limited with respect to an application to re-zone the subject property from "G" to "M2". On the basis of Mr. Lathan's Letter of May 13, 1975 both Wharton Industrial Developments Limited and Ambler-Courtney Investments Limited considered the re-zoning to be accomplished, and accordingly, Wharton Industrial Developments Limited conveyed its interest in the subject property to Ambler-Courtney Investments Limited based on a value of lands zoned "M2".

R-16 (D)

- 2 -

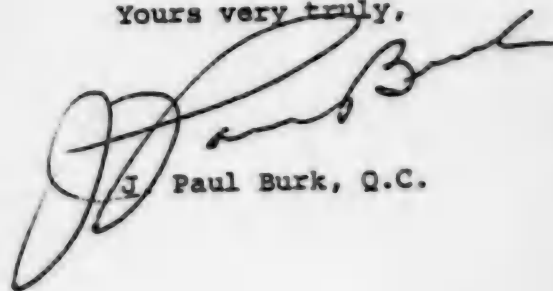
T. L. Julian

August 8, 1977

It has now come to the attention of our client, Ambler-Courtney Investments Limited, that the letter of Mr. Edmunds to Mr. Julian dated September 17, 1975 was misplaced, together with the draft by-law changing the zoning from "G" to "M 2" with the result that our client, Ambler-Courtney Investments Limited is unable to obtain a building permit for a project which includes the subject property by reason of a shortage in coverage based on the failure of the Clerk's Department to prepare and arrange for ratification and approval of the amending by-law.

We understand that formal approval for the amending by-law is to be heard by Council on Monday August 15, 1977 and the writer expresses a request to appear before Council in support of approval and also to submit that based on the delay in implementing the by-law any levies payable in obtaining a building permit should be based on those levies in force on May 13, 1975.

Yours very truly,



J. Paul Burk, Q.C.

JPB/dt
Encls.

R-16(E)



MAY 15 9 03 AM '75

May 13, 1975

Seabrook, Outerbridge
McElwain & Burk
Barristers & Solicitors
390 Bay Street
Toronto, Ontario
M5H 2Y2

ATTENTION: Mr. J. Paul Burk

Dear Sir:

RE: File 02/87/74 - Wharton Industrial
Developments Ltd. and Ambler-Courtney
Investments Ltd.

The Council of the Corporation of the City of Mississauga,
at its meeting held May 12, 1975, adopted the following recom-
mendation of the General Committee meeting held on May 7, 1975:

"That the recommendation regarding application
02/87/74, Wharton Industrial Developments Ltd.
and Ambler-Courtney Investments Ltd., made by
the Planning Committee on April 23, 1975, not
be adopted, and that the request for an amend-
ment to the Zoning By-law from G to M2
(approximately 0.42 acres) be approved."

Yours very truly,

THE CORPORATION OF THE CITY OF MISSISSAUGA

Ronald C. Lathan, A.M.C.T.
Committee Co-ordinator

RCL/sjc
c.c. Wharton Industrial
Developments Ltd.

T. L. Julian,
Deputy-City Clerk.

R-16(E)
R. G. B. Edmunds,
Commissioner of Planning.

September 17, 1975.

File: 02/87/74

Re: Part of Lot 3, Concession 3, E.H.S.,
Wharton Industrial Development Ltd.
and Ambler-Courtney Investments Ltd.

Please find enclosed eight copies of a draft By-law
for the attention of Council. This By-law has been
prepared in conformity with the Official Plan.

R.G.B. Edmunds

R. G. B. Edmunds,
Commissioner of Planning.

JM/get.

Attach.

R-16(5)

490. FILE OZ-87-74 - WHARTON INDUSTRIAL DEVELOPMENTS LIMITED
AND AMBLER-COURTNEY INVESTMENTS LIMITED

The Committee considered the Planning Staff report dated April 2, 1975, with reference to the above application. The Planning Committee considered the application on April 2, 1975. The lands are located west of Aerowood Drive extension and east of the Little Etobicoke Creek. The request is to amend the Zoning By-law from G to M2 to permit industrial development. The Planning Committee recommended that the application not be approved. Mr. J. D. Burk, solicitor representing the applicants, attended the meeting and requested Council to reverse the decision of the Planning Committee. He pointed out that the .42 acres of land was not required by the Metropolitan Toronto and Region Conservation Authority for greenbelt purposes and they apparently have no objection to the proposed use of the land. He further pointed out that they would grade this property to the same level as the lands to the north and south. He also pointed out that these lands would be used for parking requirements only and that this should not create any problems. This particular watercourse dries up in the summer time and the flow of water through there at any given time is not particularly great.

RECOMMENDATION: Moved by Mayor Dobkin

That the recommendation regarding application OZ-87-74, Wharton Industrial Developments Limited and Ambler-Courtney Investments Limited, made by the Planning Committee on April 23, 1975, not be adopted, and that the request for an amendment to the Zoning

By-law from G to M2 (approximately 0.42 acres) be approved.

NOTE: Councillor Killaby declared a conflict of interest and abstained from all discussion and voting on this item.
At Council meeting May 12, 1975, Councillor Killaby again abstained from discussion and voting on this item.

GENERAL COMMITTEE REPORT OF MAY 7, 1975
AS ADOPTED BY COUNCIL ON MAY 12, 1975



City of Mississauga

MEMORANDUM

R-17

To Mayor and Members of Council

From E.M. Halliday, Commissioner

Dept. _____

Dept. Recreation and Parks

August 10th, 1977.

SUBJECT: Construction of Recreation Facilities
Meadowvale West

ORIGIN: Addendum Agreement dated June 22nd, 1976
between Markborough Properties and the
City.

COMMENTS: Tenders were called for construction of
playfields in Plowman's Park and Settler's
Green Park in Meadowvale West. Three bids
were received on the tender as follows:

Aldershot Landscape Contractors	\$40,523.00
Leslie L. Solty & Sons Ltd.	35,977.00
Lakeshore Landscape Associates Ltd.	34,330.00

Funds are available in the Developers
Amenities Funds per By-law 505-76.

RECOMMENDATION:

1. That the playfields be installed under the terms of the Addendum Agreement dated June 22nd, 1976 between Markborough Properties Ltd. and the City of Mississauga.
2. That the tender for Recreation Facilities (Plowman's Park and Settler's Green Park Playfields) be awarded to the low bidder, Lakeshore Landscape Associates Ltd. in the amount of \$34,330.00.

E.M. Halliday
E.M. Halliday, Commissioner
Recreation & Parks Department

S.M. Taylor

Commissioner of Finance

nc

✓ TO BE RECEIVED
RESOLUTION AVAILABLE

[Signature]

Treasury Department

GENERAL COMMITTEE OF COUNCIL

AUGUST 3, 1977

REPORT NO. 28-77

TO: The Mayor and Members of Mississauga Council.

LADIES AND GENTLEMEN:

The General Committee of Council represents its twenty-eighth report and recommends:

984. That V.M.A. Construction Limited be granted permission to obtain building permits for three model home dwellings on Lots 3, 4 and 5 of proposed Plan T-23086, after signing the required Engineering Agreement and further subject to pre-servicing taking place.

(04-984-77) T-23085

985. That the Planning Commissioner is hereby authorized to approve the site plan for Lot 87, Registered Plan M-28 and Lot 208, Registered Plan M-21, Victoria Wood Development Corporation Inc., as requested by Mr. Ray Smith.

(04-985-77) M-21 & M-28

986. (a) That the position of Fire Chief be posted internally on or about October 1, 1978.
(b) If a suitable replacement is not found from within, the City advertise outside.
(c) The Deputy Chief be replaced through the normal City policy as administered by the new Fire Chief.

(04-986-77) 40-77
41-77

987. That the report dated July 26, 1977, from the City Treasurer with reference to the Summary of Revenue Expenditures to June 30, 1977, be received.

(04-987-77) 1-77

August 3, 1977

988. (a) That the report dated July 26, 1977, from the City Treasurer, regarding costs incurred for professional services rendered in connection with the preliminary Hydrogeological appraisal on sanitary landfill sites A & B, Mississauga, be received.
- (b) That the Region of Peel be requested to pay the sum of \$3,865.86, being the costs incurred by the City of Mississauga on a Regional matter.

(04-988-77) 113-77

989. That the report dated July 25, 1977, from the City Treasurer regarding the Statement of Continuity of Unallocated Reserves and Amenities Receipts as at June 30, 1977, be received.

(04-989-77) 65-77
147-77

990. That the report dated July 22, 1977, from the City Treasurer regarding Interest on Short Term Investments, January 1, 1977 to June 30, 1977, be received.

(04-990-77) 1-77

991. That the report dated July 18, 1977, from the City Treasurer regarding the Half-Yearly Statement - Money at the Credit of the Corporation, be received.

(04-991-77) 1-77

992. That the report dated July 26, 1977, from the City Treasurer with reference to the Statement of Capital Works as at June 30, 1977, be received.

(04-992-77) 33-77
1-77

August 3, 1977

993. (a) That the report dated July 13, 1977, from the Transit Manager with reference to Phase III of the Demonstration of an Experimental Automated Bus Passenger Information System Concept in the City of Mississauga, be received.
- (b) That a by-law authorizing the execution of a new contract with the Federal Government effective April 1, 1977, and terminating March 31, 1978, which will allow the City to bill the Federal Government \$5,000.00 monthly for the City's expenses, be passed.

(04-993-77) 112-77

994. That an award of \$50.00 be presented to a member of the Traffic Department Staff for Suggestion #25, as set out in the report dated July 14, 1977, from the Personnel Administrator.

(04-994-77) 71-77

995. That further consideration of the report dated July 6, 1977, from the Property Agent regarding the 5% cash in lieu of land dedication for application OZ/77/75, Jan Davies Limited and Jesam Investments Limited, be deferred until such time as the Planning Staff report on this proposed development is considered by General Committee.

(04-995-77) OZ/77/75

996. That the sum of \$1,925.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application B 56/77-M, Dr. G. H. Collacutt, located on the west side of Parkerhill Road, with a frontage of approximately 63 feet and an area of approximately 8805 sq. ft. being one residential detached single family lot, zoned R4.

(04-995-77) 66-77

August 3, 1977

997. That the sum of \$11,875.00 be accepted as the cash payment in lieu of the 5% dedication in connection with application B 109/77-M, North American Life Assurance Company with an area of approximately 2.639 acres zoned M2 Industrial, located on Caravelle Drive.

(04-997-77) 66-77

998. That the sum of \$11,400.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with Plan T-25188, H. Lack, comprising six residential detached lots zoned R4, Maple Grove Avenue.

(04-998-77) T-25188

999. That the sum of \$231,623.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with Plan T-75134, Gedalia Properties Limited, a 55.797 acre parcel on Second Line East, zoned M1 and M2.

(04-999-77) T-75134

1000. That the sum of \$8,850.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application B 80/77-M. John and Helen Zajac, located on the west side of Fewster Drive, with an area of approximately 2.526 acres presently zoned R4 residential with ultimate rezoning to industrial.

(04-1000-77) 66-77

1001. That the sum of \$30,000.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with File T-23086, V.M.A. Construction Limited, comprising 12 residential lots zoned R2 and R2, Special Section.

(04-1001-77) T23086

August 3, 1977

1002. That the Agreement of Purchase and Sale covering the Petrofina Property at 845 Lakeshore Road East, (Lakeshore Area Fire Hall Site, north west corner of Lakeshore Road East and Westmount Avenue) be executed and that By-law 211-77, be rescinded.

(04-1002-77) 41-77

1003. That the Property Agent be authorized to proceed with the sale to West Beach Investments Limited of part of Block G, Plan M-15, indicated as part 1 in W.P. Tarasick's Plan dated August 8, 1974, for the sum of \$1,064.00.

(04-1003-77) M-15

1004. That the Property Agent be authorized to complete the settlement of the easement acquired under Expropriation Plan 59775VS from Applebow Mall, on behalf of the developer of proposed plan T-17508, on the terms outlined in his report dated July 21, 1977.

(04-1004-77) T-17508

1005. That Council pass a resolution confirming that the City requires easements over MTC lands being parts 1 and 3, Plan 43R-4338, located on the north west quadrant, Highway 401 and Dixie Road, and that the City is prepared to pay market value.

(04-1005-77) 22-77
84-77

1006. That the Offer to Sell dated July 8, 1977, whereby Fred Panasiuk offers to sell to the City, a 2518 sq. ft. parcel of land for road purposes shown as part 2, Plan 43R-2172, be accepted and executed by the City. (Winston Churchill Boulevard Widening.)

(04-1006-77) PN 76-086

August 3, 1977

1007. That reports to Council and General Committee, with reference to land acquisition, not include the assessed value of the land in question.

(04-1007-77) 111-77

1008. That the City of Mississauga inform the Region of Peel that it is in support of the Emergency 911 Dialing System.

(04-1008-77) 124-77

1009. That Council advise the Liquor License Board of Ontario that it has no objections to the German-Canadian Council for the Arts holding an Oktoberfest, October 7 and 8, 1977, at the International Centre, 6900 Airport Road, Mississauga.

(04-1009-77) 7-77

1010. That the City of Mississauga not endorse the resolution passed by the Borough of North York on July 18, 1977, with reference to Provincial Sales Tax.

(04-1010-77) 67-77

1011. (a) That Council approve the reconstruction of Second Line East from Eglinton Avenue to Kamato Road as a four lane curbed road at an estimated cost of \$1,609,529.00 in 1977.
- (b) That Council designate the major road levies received from Nudale and Glen Cove in the amount of \$659,529.00 to the Second Line East project.
- (c) That the by-law to authorize the allocation of \$659,529.00 of the major road levies contributed by Nudale and Glen Cove Developments to the Second Line East project, be enacted.

(04-1011-77) PN 76-127

August 3, 1977

1012. (a) That Hydro Mississauga be issued a purchase order for \$3,000.00 to install two 70 watt High Pressure Sodium Luminaires on concrete poles on Wembury Road and Elite Road.
- (b) That the funds for these installations be allocated from Account 08680-84, Capital Streetlighting from current accounts for 1977.

(04-1012-77) 27-77

1013. (a) That the report dated July 21, 1977, from the Commissioner of Engineering, Works and Building, with reference to marked and signed crosswalks on Clarkson Road South at Valentine Garden and Missenden Crescent, be received.
- (b) That a copy of the Commissioner of Engineering, Works and Building's report dated July 21, 1977, be forwarded to the Clarkson Road South Ratepayers Association for its information.

(04-1013-77) 179-77

1014. That the proposed Mavis Road pedestrian grade separation between Paisley Boulevard and Dundas Street, not be constructed and that the \$38,900.00 collected to date from three developers be returned to them less the amount of \$4,800.00, being the engineering consultants fees for carrying out a feasibility study; this fee charge to be distributed to the three developers on a percentage basis.

(04-1014-77) 18-77
T-24646
T-75506
T-25067

1015. That the draft by-law amending Traffic By-law 234-75 as amended, be approved, and that the agreement forms accompanying this by-law revision, be executed by the Mayor and the Clerk. (Fire Access Route By-law -2111 Roche Court and 7205 Goreway Drive.)

(04-1015-77) 86-77

August 3, 1977

1016. That the preparation of all contract drawings and contract documents deemed necessary in the replacement of Camilla Road bridge over the Cooksville Creek, be awarded to M.M. Dillon Ltd., Consulting Engineers and Planners.

(04-1016-77) PN 70038

1017. That approval be given to the temporary closure of Pamplona Mews on September 10, 1977, from 3:00 p.m. to 1:00 a.m., subject to the applicant obtaining a road closure permit from the Engineering Department.

(04-1017-77) 7-77

1018. That the report dated July 13, 1977, from the Commissioner of Engineering, Works and Building, with reference to the intersection at Darcel Avenue and Brandon Gate Drive, be referred back to staff for additional information on speed of traffic on Brandon Gate Drive and the possible installation of a three way stop at this intersection.

(04-1018-77) 86-77

1019. That the report dated July 22, 1977, from the Commissioner of Engineering, Works and Building, with reference to McDonald's Restaurant, Hurontario Street, be referred back to staff for a further report.

(04-1019-77) OZ/50/76

1020. That a "No Parking Anytime" prohibition be implemented on the east side of Minotola Avenue between Etude Drive and Sonja Road, and that the by-law to implement this change, be approved.

(04-1020-77) 86-77

August 3, 1977

1021. That the report dated July 15, 1977, from the Commissioner of Engineering, Works and Building, with reference to C.P.R. and C.N.R. Crossings in the City of Mississauga, be received.

(04-1021-77) 47-77
48-77

1022. That no action be taken at this time to install additional all-way stops on Hyacinthe Boulevard.

(04-1022-77) 86-77
49-77

1023. (a) That the Region of Peel be requested to amend By-law 203-76 to provide for the appointment of Mr. Alan Keith Ryall as a peace officer.
- (b) That the Region of Peel be advised that the City has carried out the appropriate investigations and is satisfied to have this person appointed.
- (c) That the Region of Peel be requested to amend By-law 223-76 to provide for the deletion of those Ontario Humane Society previous employees as per list "B" attached to the report dated July 11, 1977, from the Commissioner of Engineering, Works and Building.

(04-1023-77) 2-77
87-77

1024. (a) That the By-law Enforcement Section of the Building Division conduct an immediate search of all M1 and M2 properties in the portion of the City formerly known as Town of Mississauga to ascertain exactly the extent to which retailing goes on in Industrial Zones using the City's Assessment records as one means of identifying offending properties.
- (b) That depending on the results of recommendation (a) a system of cross referencing be established between the Assessment and Building Departments on Occupancy Permits so that full information is available on both sides.

August 3, 1977

ITEM 1024 CONTINUED

- (c) That upon receipt of the results of the above, a further report be made recommending a course of action to deal with these subject matters.

(04-1024-77) 25-77

1025. That the following resolution be passed by Council:

WHEREAS the Council of the City of Mississauga has approved participation in the Ontario Home Renewal Program since November 1974, and;

WHEREAS Council is aware of the benefits of this program to property owners and this municipality;

THEREFORE the Council of the City of Mississauga recommends to The Honourable John Rhodes, Minister of Housing that:

- (a) The Ontario Home Renewal Program be continued
- (b) The funding be increased
- (c) It is mandatory that future participation in the program require adoption of a property maintenance and occupancy by-law.

(04-1025-77) 67-77

1026. That parking be prohibited on the west side of Peter Street North from the southerly limit of the Taara Nursing Home and a point 30 feet northerly from 8:00 a.m. to 6:00 p.m., Monday to Friday, and that By-law 234-75, as amended, be amended accordingly.

(04-1026-77) 86-77

1027. That the Building Report for the Month of June, 1977, be received.

(04-1027-77) 159-77

August 3, 1977

1028. That the verbal presentation of Mr. D. Hoerz, regarding the City's Proposed Official Plan, Regional Centre and the Regional Sanitary Landfill Site, be received.

(04-1028-77) 140-77
113-77

1029. (a) That the wording of the sign required on sites for which an application has been received for Official Plan and/or Zoning By-law change, be amended to read as follows:

"A proposal has been made to rezone this site for (e.g.) TOWNHOUSES AND APARTMENTS. Public comments invited. City of Mississauga Planning Department. 279-7600."

- (b) That the requirements for signs advertising development proposals contained in Appendix 2 of the Planning Department Report dated August 3, 1977, be adopted.

(04-1029-77) 183-77
25-77
34-77

1030. (a) Meadowvale Station

That the Toronto Area Transit Operating Authority (TATO) be advised that the City of Mississauga recommends that although some future expansion of the Meadowvale Station to the north-east of the C.P. Line may be desirable, the major future expansion should be to the south-west of the C.P. line.

- (b) Streetsville Station

That TATO be requested to examine the desirability and feasibility of developing a GO station east of Mississauga Road, south of the C.P. Rail line as an alternative to the Streetsville station location recommended by their consultants.

ITEM 1030 CONTINUED

(c) Burnhamthorpe Station

- (i) That TATO be requested to further examine the desirability and feasibility of developing the Burnhamthorpe Station so that the station platform would be located on the railway grade separation at Burnhamthorpe Road, and
- (ii) That TATO be requested to enter into discussion with the City of Mississauga with a view to determining an appropriate level of financial contribution by TATO to the Burnhamthorpe Road grade separation.

(d) All Stations

That TATO be requested to construct all walkway, stairway, bicycle path and bus bay facilities required to provide access between the new GO stations and nearby major roadways, and

That the City of Mississauga staff continue to be informed by TATO staff of further development of plans for the new GO services and facilities.

(04-1030-77) 121-77

1031. That the firm of Allen, Brown and Sherriff, Architects, be retained as the City's consultants for additions to the Britannia-Dixie Station and to the Erindale Station.

(04-1031-77) 41-77

1032. That the firm of Stafford and Haensli, Architects, be retained as the City's consultant for the proposed Lakeview Replacement Fire Station.

(04-1032-77) 41-77

August 3, 1977

1033. That the proposed condominium, CDM 74-24, Lakeview Forest Development Limited, located on the north side of Lakeshore Road East, east of Dixie Road, be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff report dated June 30, 1977.

(04-1033-77) CDM 74-24

1034. That the proposed condominium CDM 76-100, Cellan Homes Limited, located on the west side of Montevideo Road, opposite Brasilia Circle, Lot 1, Plan M-138, be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated July 15, 1977.

(04-1034-77) CDM 76-100

1035. That the City not object to the Borough of Etobicoke Restricted Area By-laws 4112, 4113, 4114 & 4115.

(04-1035-77) 100-77

1036. (a) That a site development by-law to amend zoning by-laws of the City of Mississauga be enacted in accordance with the draft attached to the report dated July 20, 1977, regarding Site Plan Control.
- (b) That the Site Plan Committee, as it is presently constituted, be retained.
- (c) That all development be required to proceed in accordance with a site plan approved by the Site Plan Committee, except as follows:-
- (i) Detached and semi detached dwellings.
 - (ii) Industrial development which does not front or flank on the major roads shown on the Schedule attached to the report dated July 20, 1977.

NOTE: Certain industrial lands which do not front or flank on the major roads noted in (ii) above may be required to obtain site plan approval as a requirement of the applicable Engineering Agreement.

August 3, 1977

ITEM 1036 CONTINUED

- (d) That the site developers of all lands subject to site plan control be required to execute an agreement with the City to develop in accordance with the approved site plan prior to their obtaining a Building Permit, as provided for in the City Zoning By-laws.

Even though this agreement must be ratified by Council and registered on title, a Building Permit will be issued as soon as the agreement has been executed by the applicant.

- (e) That all applicants for a Building Permit (whether or not they require site plan approval) be required to register first with the Building Division, and that a reference number be assigned for use in all their negotiations with the City.
- (f) That all applicants be given a clear outline of the City requirements and procedures leading to the issuance of a Building Permit, and that this outline be given out to all applicants on the first visit to the Building Division.
- (g) That the Site Plan Committee meet at least once a week.
- (h) That any problems associated with obtaining a Building Permit be referred to the Director of Building Standards, Building Division (Engineering, Works and Building Department) for appropriate resolution.

(04-1036-77) 149-77
34-77

- 1037. That the Property Agent be authorized to make requisite arrangements for the transfer of parts 1, 2 and 3, Plan 43R-2908 to the Region of Peel and for the acquisition of the addition to the King's Cemetery, subject to the conditions set out in the report dated July 21, 1977, from the Commissioner of Recreation and Parks.

(04-1037-77) 133-77

August 3, 1977

1038. That the report dated July 18, 1977, from the Commissioner of Recreation and Parks, with reference to the Annual Conference of the Association of Municipalities of Ontario, be received.

(04-1038-77) 38-77

1039. That the Ministry of Transportation and Communications be requested to attend the next possible General Committee meeting and outline the following:
- (a) Complete programs and progress to date for Highways 427 and 409.
 - (b) Specifics on depressed highway 427 north of Rexdale Boulevard.
 - (c) Timing on extension to Steeles Avenue as per Region of Peel and City of Mississauga's request.
 - (d) Answer on service road, south from Morningstar Drive to Rexwood Road.
 - (e) Program for detouring traffic during cloverleaf construction, including possibility of using Darcel Avenue extension to Indian Line, temporary or otherwise, to relieve congestion at Morningstar and Indian Line.

and further that the Engineering Department report on possible traffic controls to prevent Morningstar Drive becoming an extension of Highway 427 and being used as a Malton bypass.

(04-1039-77) 22-77
18-77

1040. That the information verbally presented by Mayor Searle regarding the additional time required by the Ministry of Transportation and Communications for the repairs to the Credit River Bridge, Queen Elizabeth Way, be received.

(04-1040-77) 22-77

August 3, 1977

1041. That the Property Agent be authorized to complete the acquisition of the Nieman Property (11 Ontario Street, Streetsville) at a price of \$60,000.00.

(04-1041-77) 117-76
108-77

1042. (a) That a Mississauga Transit Authority be established in the City of Mississauga to report and make recommendations to the General Committee of Council on matters relating to the operation of the Mississauga Transit System.
- (b) That the Mississauga Transit Authority be composed of three (3) elected Members of Council and two (2) Citizen Members.
- (c) That an advertisement be placed in the newspapers in September 1977 in order to receive applications for the two (2) positions for citizen members on the Mississauga Transit Authority.

(05-1-77) 185-77

1043. That the Report dated June 7, 1977, from Mr. I. F. Markson, with respect to the centralization of services under the Public Affairs Department, be received; and that Mr. Kaakee continue research on the feasibility and impact of such centralization on the administration of the City, and that the report from Mr. I.F. Markson be referred to the Acting City Manager.

(05-2-77) 185-77

1044. That the Article on the Resource Management System in the City of Jacksonville, Florida, be received, and referred to the incoming City Manager.

(05-3-77) 70-77

1045. That the report dated June 9, 1977, from Mr. I. F. Markson, with respect to the policy on red circled employees, be referred to the incoming City Manager to be dealt with on a high priority basis.

(05-4-77) 40-77

August 3, 1977

1046. That the memorandum dated June 21, 1977 from Mr. B. Swedak, Senior Project Manager Engineering Department, with respect to the concerns of a sidewalk on the south side of Rathburn Road between Garnetwood Chase and Ponytrail Drive, be received and, further, that the Site Inspection Committee of the Traffic Safety Council observe Ponytrail Drive from Rathburn Road southerly to Burnhamthorpe Road in September 1977 to determine whether there is an urgency for the construction of a sidewalk at this time.

(19-58-77) 179-77

1047. That the letter dated June 7, 1977 from Ms. S. Worth, Green Glade Public School, with respect to two bus patrollers for Green Glade Public School, be received.

(19-59-77) 179-77

1048. That the memorandum dated June 30, 1977 from Mr. A. E. McDonald, Director of Maintenance Engineering Department, with respect to a sidewalk on the north side of Burnhamthorpe Road, be received.

(19-60-77) 179-77

1049. That the Police Department and By-law Enforcement Office be requested to enforce parking restrictions on the east side of Mississauga Road between Dundas Street and Springbank Road.

(19-62-77) 179-77

1050. (a) That a representative of the residents of the proposed Victoria Wood condominium on Formentera Drive and the developer, Victoria Wood Development Corporation Limited, be requested to appear before the next General Committee of Council scheduled for August 10, 1977, in an attempt to resolve the difficulties of the residents and to expedite the registration of this development located on Lots 88 and 89 of Registered Plan 28 as much as possible.

ITEM 1050 CONTINUED

- (b) That Victoria Wood Development Corporation Limited be asked to explain why the sales representative indicated to the prospective purchasers of the townhouse units that it was their intention to register two condominium corporations when it appears that only one was planned from the conception of this project.
- (c) That the condominium proposed for lots 88 and 89 of Registered Plan 28 not be split into two corporations.

(09-36-77) CDM 76-101

1051. (a) That the letter dated July 12, 1977 from Mr. S. F. Borrell, President of Peel Condominium Corporation #24, with respect to the need for his condominium corporation to repair the roofs of the units at an estimated cost of \$180,000.00, be referred to the Building Department for a report, outlining the history of this project and whether the construction of the roof complied with Municipal By-laws and the National Building Code.
- (b) That the Legal Department be requested to prepare a report, with respect to ways and means in which the municipality can assist the condominium corporation to pay the extensive and costly repairs, so that the municipality can borrow the money and the condominium will agree to pay back the loan to the municipality over a period of years, similar to local improvement charges.
- (c) That a representative of Bramalea Consolidated Corporation Limited be requested to attend the meeting of General Committee when these reports are considered.

(09-37-77) 181-77

1052. (a) That the current procedure for approving condominium documents be re-affirmed subject to the Condominium Development Committee compiling a list of approved alternatives to the standard documents.
- (b) That the Clerk's Department be responsible for ensuring that no other amendments to the standard documents are permitted, without the Committee's approval.

ITEM 1052 CONTINUED

- (c) That the Province of Ontario be requested to amend the Condominium Act so that it states clearly that local municipalities have the right to approve the Declaration, Management Agreement, Insurance Trust Agreement and Condominium By-law No. 1.
- (d) That the Region of Peel be informed of the City of Mississauga's position in this regard.

(09-38-77) 181-77

1053. That the report dated June 14, 1977, from Miss. M. Virginia MacLean, Assistant City Solicitor, with respect to Article 4, paragraph 8 and Article 5, paragraph 2(f) of the Condominium By-law No. 1, be received.

(09-39-77) 181-77

1054. (a) That the Condominium By-law No. 1, Management Agreement and Insurance Trust Agreement for the proposed condominium development located on Lakeshore Road West in Ward 7 and submitted by Apple Hill Investments Limited, be approved as submitted.
- (b) That the declaration be approved as submitted with the following exceptions:
- (i) That the proposed changes, with respect to 25 parking spaces that are to be designated units in the declaration and;
 - (ii) That the proposal to amend Article 2, Section 2 of the declaration, with respect to the assessment and collection of common expenses be deferred until such time as a representative of the applicant can meet with the Committee.
- (c) That the standard City of Mississauga letter of undertaking required by the Clerk's Department, to which the applicant undertakes not to amend the documents in any way, be referred to the City Solicitor for his comments on the effectiveness of this document and a ways and means of improving the wording.

(09-40-77) 181-77

August 3, 1977

1055. (a) That the letter dated June 21, 1977, from Mr. K. Oakes, Chairman of the Municipal Liaison Committee of the Peel Condominium Association to the Administration and Finance Committee of the Regional Municipality of Peel, with respect to the use of individual water meters in all new condominiums in the Region of Peel, be received.
- (b) That a representative from the Water Works Division of the Region of Peel Public Works Department be requested to appear before the next meeting of the Condominium Development Committee to discuss this matter further and that the Public Works Department prepare a report for the Committee's consideration, with respect to the costs involved in individually metering all condominium units.
- (c) That the Engineering Department prepare a report with respect to the costs of individually metering all new condominiums in the Region of Peel.

(09-41-77) 181-77

GENERAL COMMITTEE OF COUNCIL

AUGUST 10, 1977

REPORT NO. 29-77

TO: The Mayor and Members of Mississauga Council.

LADIES AND GENTLEMEN:

The General Committee of Council presents its twenty-ninth report and recommends:

1056. That the recommendations contained in the report "Phase One, Mississauga Core Area Study", dated August 5, 1977, be approved.

(04-1056-77) 184-77

1057. That United Lands Corporation be required to pay the \$2,300.00 per acre Major Road Improvement Levy for applications B 42, 43, 44, 45 & 46/77-M, located south of Queen Elizabeth Way and west of Southdown Road, but that the requirement of 50% cash contribution towards the future reconstruction of South Sheridan Way, be deleted.

(04-1057-77) 66-77

1058. (a) That the residents of houses numbered 13, 15, 17 and 19 Shady Lawn Court and 7 and 9 Plainsman Road, contribute a total of \$10,000.00 towards the cost of the Shady Lawn Court Erosion Project.
- (b) That the \$10,000.00 contribution by the residents be on a local improvement basis payable over twenty (20) years.
- (c) That the residents as set out in (a) above, grant the necessary Permanent Easements over all the lands on which work is to be undertaken.
- (d) That the residents waive any undertaking from the City to do further remedial works north of their lands.

(04-1059-77) 54-77

August 10, 1977

1059. That the verbal presentation made by Mr. Peter Carlson of the Peel Condominium Association; residents of CDM 76-101 located on Formentera Drive, Lots 88 and 89 of Registered Plan 28, and representatives of Victoria Wood Development Corporation, regarding registration of the proposed condominium and related problems, be received.

(04-1059-77) CDM 76-101

1060. That a meeting be convened with Bramalea Consolidated, residents of Peel Condominium Corporation #24 (Bromsgrove Road) and Councillor Spence to discuss the repairs required to be made to the roofs of the condominium units.

(04-1060-77) 181-77

1061. That Diana Sagness, President, Peel Non-Smokers' Rights Association, be advised that the General Committee will be considering the draft by-law regarding smoking in public places on Wednesday, September 7, 1977.

(04-1061-77) 164-76

1062. That the sublicenses between the City and Mississauga South Soccer Club, Lakeshore Industrial League and Mississauga Select Soccer League for the use of St. Lawrence Park, be executed by the Mayor and the Clerk.

(04-1062-77) 17-77

1063. That the Site Plan Agreement dated June 10, 1977, between the City and Cadillac Fairview, with reference to Restricted Area By-law 570-75, lands located at the south east corner of Winston Churchill Boulevard and The Collegeway, be executed.

(04-1063-77) By-law 570-75

August 10, 1977

1064. That the Site Plan Agreement dated July 26, 1977, between the City and Douglas E. Brown, with reference to application CAB 64/77-M, be executed.

(04-1064-77) 66-77

1065. That the letter dated July 12, 1977, from the City of Windsor setting out a resolution passed by the Windsor City Council on July 4, 1977, with reference to the implementation of Market Value Assessments in the Calculation of Resource Equalization Grants, be received.

(04-1065-77) 67-77

1066. That Council concur with the concerns expressed by the City Clerk regarding Bill 49, An Act Respecting Municipal Elections and that a copy of the Clerk's report dated August 3, 1977, be forwarded to the Honourable W. D. McKeough, Treasurer of Ontario and Minister of Economics and Intergovernmental Affairs.

(04-1066-77) 183-76

1067. That the sum of \$24,525.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with rezoning application OZ/14/77, Mercury Marine, lands located on the east side of Stanfield Road, south of Dundas Street.

(04-1067-77) OZ/14/77

1068. That the sum of \$5,278.50 be accepted as the cash payment in lieu of the 5% land dedication in connection with application B 26/77-M, Kamato Holdings Limited (south west corner of Ambler Drive and Jayson Court) and that the amount of \$586.50 be refunded to the developer.

(04-1068-77) 66-77

August 10, 1977

1069. That the sum of \$27,250.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with rezoning application OZ/74/75, Welglen Limited, located on Richview Lane, with an area of approximately 2.1 acres.

(04-1069-77) OZ/74/75

1070. That the sum of \$1,600.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application B 106/77-M, Michael Dobbs, Lot 70, Plan C-22, located on Eastmount Avenue and zoned R4 Residential.

(04-1070-77) 66-77

1071. That the sum of \$38,700.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with Proposed Plan of Subdivision T-22655, F. F. Construction Limited, comprising 18 residential detached lots zoned R3 located at the northerly extension of Florian Road.

(04-1071-77) T-22655

1072. That the sum of \$28,000.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with Proposed Plan T-24795, Namdor Developments Limited, comprising 14 residential lots zoned R4 located at the southeast corner of Given Road and Maple Grove Avenue.

(04-1072-77) T-24795

1073. That the Agreement dated July 28, 1977, signed by Oshawa Properties Limited covering part Lot 20, Plan E-19, designated as parts 1 and 2 on Plan 43R-4930, be accepted and executed by the City. (Dundas Street East Bridge Extension, Cooksville Creek)

(04-1073-77) PN 75-153

August 10, 1977

1074. That the Property Agent be authorized to negotiate the acquisition of Part 1, Plan 43R-5059, being part Lots 266, 267 and 268, Plan C-20 from the Ministry of Transportation and Communications at market value, in conjunction with the Troy Street Turning Basin.

(04-1074-77) 22-77

1075. That the Grant of Easement dated June 22, 1977, from Jean Florence Sinclair to the City over part of Lot 8, Plan 432, be accepted and executed by the City. (Mississauga Crescent Storm Sewer Easement, 629 Mississauga Crescent.)

(04-1075-77) 84-77
PN 75-052

1076. That the Offer to Sell dated July 13, 1977, Shell Canada Limited to the City, covering parts 8, 9 and 10, Plan 43R-493, be accepted and executed by the City. (Ring Road - King Street Extension)

(04-1076-77) P 14-72

1077. That free transit passes be issued to the Senior Mentally Handicapped Persons at Red Oaks School as requested by the Principal of that school, Mrs. Eleanor E. Knowles, in a letter dated July 14, 1977.

(04-1077-77) 112-77

1078. That the City of Mississauga endorse the resolution passed on July 18, 1977, by the City of Cambridge regarding home insulation products.

(04-1078-77) 67-77

August 10, 1977

1079. That the letter dated July 21, 1977, from the Minister of Transportation and Communications with reference to the GO Line to Streetsville/Meadowvale Area, be received.

(04-1079-77) 121-77

1080. That a three-way stop be placed at the intersection of Candish Lane and Johnathan Drive, and that the by-law amending By-law 234-75, as amended, be approved.

(04-1080-77) 86-77

1081. (a) That angle parking be permitted for a one-hour time limit on the boulevard area on the east side of Mississauga Road immediately north of Lakeshore Road West.
- (b) That the by-law to amend Traffic By-law 234-75, as amended, be approved.
- (c) That the necessary agreement forms accompanying this by-law revision, be executed by the Mayor and the Clerk.

(04-1081-77) 86-77

1082. That upon approval by the Legal Department of the Engineering Agreement and Transfers of Lands and Easements, proposed plan of subdivision T-25475, Edrich Group located on the east side of Stanfield Road, just north of Greening Avenue, and upon fulfilment of the outstanding items listed in the memo dated July 19, 1977, from Commissioner of Engineering, Works and Building, the Mayor and the Clerk be authorized to execute the Engineering Agreement and Transfers of Lands and Easements.

(04-1082-77) T-25475

August 10, 1977

1083. That the report dated July 29, 1977, from the Commissioner of Engineering, Works and Building, setting out the Status of the Ontario Home Renewal Program to date, be forwarded to the Honourable John Rhodes, Minister of Housing.

(04-1083-77) 161-77

1084. That the report dated July 28, 1977, from the Commissioner of Engineering, Works and Building, with reference to appointment of Peace Officers for the enforcement of parking by-laws on private property, be referred to the Condominium Development Committee for its consideration.

(04-1084-77) 87-77

1085. That the Building Report for the month of July 1977, be received.

(04-1085-77) 159-77

1086. That proposed condominium CDM 76-122, Whitehall Development Corporation Limited located on the east side of Montevideo Road, west of Glen Erin Drive, part of Lot 142, Plan M-147, be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated August 2, 1977.

(04-1086-77) CDM 76-122

1087. That proposed condominium CDM 76-133, Samuel Sarrick Limited located on the south-west corner of Glen Erin Drive and Montevideo Road, Lot 73, Plan M-146, be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated August 2, 1977.

(04-1087-77) CDM 76-133

August 10, 1977

1088. That proposed condominium CDM 76-149, Victoria Wood Development Corporation Limited, located on the south side of Montevideo Road, west of Glen Erin Drive, Lot 72, Plan M-146, be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated August 2, 1977.

(04-1088-77) CDM 76-149

1089. That the City of Mississauga not object to the City of Brampton's Restricted Area By-law 155-77.

(04-1089-77) 75-77

1090. That the City of Mississauga not object to the City of Brampton's Restricted Area By-law 133-77.

(04-1090-77) 75-77

1091. That the information received from the Peel Board of Education in a letter dated July 27, 1977, stating that the Board is releasing the Michelle Row Junior School Site from its purchase agreement, be received.

(04-1091-77) 26-77
120-77
10-77

1092. That the report dated August 4, 1977, from the Commissioner of Recreation and Parks, with reference to Improvement of Bridge over the Mullett Creek at Dolphin Park, be received, and that any improvements be effected as part of the Recreation and Parks Department's maintenance function.

(04-1092-77) OZ/28/76
10-76

August 10, 1977

1093. That Joymar Drive be resurfaced with asphalt as recommended by the Commissioner of Engineering, Works and Building.

(04-1093-77) 112-77
49-77
24-77

1094. WHEREAS the Tecumseh Tennis Club wished to have three tennis courts constructed in Crestdale Park; and
WHEREAS the sum of \$24,000.00 has been established in the 1977 Current Budget for the construction of two tennis courts; and
WHEREAS the Tecumseh Tennis Club has undertaken to raise \$3,000.00 which will be matched by a grant from Wintario plus a Community Centre Grant equal to 25% of the total cost; and
WHEREAS the construction of the three tennis courts will extend beyond the current year;
THEREFORE BE IT RESOLVED that subject to an indication by Wintario and the Ministry of Recreation and Culture that funds will be available for the third tennis court in Crestdale Park, the sum of \$24,000.00 established in the 1977 Current Budget for tennis courts in Crestdale Park be transferred to the Capital Budget under a similar heading.

(08-65-77) 10-77
17-77

1095. (a) That the Parks By-law 199-74 be reviewed by the Legal Department to ensure that convictions can be obtained, if necessary, for the illegal use of City parks.
- (b) That a publicity campaign be mounted informing the public of the City's serious intention to prosecute, if necessary, motorized vehicle riders in the parks and walkways.
- (c) That the Peel Regional Police be requested to increase their surveillance of parks for motorized vehicle riders and take strict appropriate action.

August 10, 1977

ITEM 1095 CONTINUED

- (d) That the report dated July 15, 1977 from the Commissioner of Recreation and Parks regarding Trespassing in Outdoor Swimming Pools, be considered at the September meeting of the Recreation and Parks Committee.

(08-66-77) 10-77

- 1096. (a) That the master plan developed by the firm of Johnson, Sustronk and Weinstein, Landscape Architects for the Erindale Park project, be approved; and the Commissioner of Recreation and Parks be directed to resolve the following concerns expressed by residents at the Recreation and Parks Committee meeting on June 20, 1977:
 - (i) The use of the proposed park by motorized vehicles.
 - (ii) Access by the public to areas which are vulnerable to soil erosion.
 - (iii) The use for the old sewage plant site.
 - (iv) Access by the public to natural amenities on Erindale College property used for research and teaching purposes.
 - (v) The relocation of the Little League Baseball Club currently using a diamond in the park.
- (b) That the Commissioner of Recreation and Parks prepare a detailed financial report regarding development of the Erindale Park for consideration during the 1978 budget discussions outlining funding sources and required municipal funds for completion of Phase I and subsequent phases of the project.
- (c) That an appropriate location be found for the relocation of the baseball facility presently sited in Erindale Park.

ITEM 1096 CONTINUED

- (d) That the Commissioner of Recreation and Parks call for tenders from Landscape Architects and Engineers to prepare base plans for working drawings, develop preliminary site development plans, prepare grading plans, and obtain City and Credit Valley Conservation Authority approvals for the plans for Phase I.

(08-67-77) 10-77

- 1097. (a) That the written presentation by Mr. J. Holehouse of Dominion Skateboard Centres regarding the provision of a skateboard park in Mississauga be received and referred to the Commissioner of Recreation and Parks for observations and a report back to the Recreation and Parks Committee.
- (b) That the City not become involved in the construction of skateboard parks.
- (c) That whenever possible, the Recreation and Parks Department should promote the skill and safe training aspect of skateboarding.

(08-68-77) 17-77

- 1098. (a) That no attempt be made at present to confine lacrosse to the three of the five City arenas thereby permitting the other two arenas to be used for indoor tennis.
- (b) That indoor tennis be considered a prerogative of the private sector during summer months.
- (c) That in order to maximize the use of arenas during the summer months, alternate summer uses of the arenas be sought, such as auctions etc.

(08-69-77) 17-77

August 10, 1977

1099. WHEREAS \$609.25 was held back in 1972 from the payments due to the contractors for the Cawthra Arena, Newtown Construction Ltd., to meet the cost of remedial work to the arena;
AND WHEREAS the remedial work required was deemed not to be the fault of Newtown Construction Ltd.;
AND WHEREAS there are no funds available in the current Community Centre budget to make a payment to Newtown Construction Ltd.;
THEREFORE BE IT RESOLVED that Council be requested to approve \$609.25 from the Reserve Funds to meet the payment due to Newtown Construction Ltd.

(08-70-77) 17-77

1100. (a) That the annual Christmas Dinner hosted by the City of Mississauga for Senior Citizens be changed to a less formal affair.
- (b) That all Senior Citizens in Mississauga be invited to attend.
- (c) That the Commissioner of Recreation and Parks investigate the possibility of Service Clubs, business and industry representatives, providing transportation for Senior Citizens to the Annual Christmas celebrations.
- (d) That these Senior Citizen "Open House" functions be arranged within the approved 1977 Budget.
- (e) That staff prepare a further report describing dates, locations and other details.

(08-71-77) 17-77

1101. That the Commissioner of Recreation and Parks prepare a report on the feasibility of providing walkways in residential developments, and further, that the guidelines for establishing walkways in residential properties be re-examined.

(08-72-77) 17-77

August 10, 1977

1102. (a) That a citizen representative of the Recreation and Parks Committee attend the Recreation and Parks Association International Conference to be held in Las Vegas in October, 1977, and further, that the cost of sending the citizen member to this Conference be charged to the Personnel Department's Courses Account up to a maximum of \$665.00.
- (b) That the necessary registrations be made for two members of the Recreation and Parks Committee to attend the Canadian Recreation and Parks Association Conference to be held in Toronto from August 14th to 18th, 1977.

(08-73-77) 17-77
38-77



City of Mississauga
MEMORANDUM

REGISTRY NO.	7337
DATE	AUG 4 1977
FILE NO.	UB-2
CLERK'S DEPARTMENT	

To General Committee of Council

From E. M. Halliday, Commissioner

Dept. _____

Dept. Recreation and Parks

Report Request No. 194 - 77

July 25th, 1977

SUBJECT: The major arterial road levy and parkland dedication for land division applications B42/77-M and B46/77-M

ORIGIN: General Committee Request Item 933 - July 6th, 1977

COMMENTS: At its meeting held on July 6th, 1977 the General Committee of Council approved the following recommendations:

"That the presentation made by Mr. David Finch of United Lands Corporation Limited, which presentation is set out in a brief dated July 6th, 1977, regarding the major arterial road levy and parkland dedication for land division applications B42/77-M and B46/77-M be referred to staff for a report to be considered by the General Committee on August 3rd, 1977."

United Lands Corporation is seeking relief from the current City policy of requesting cash in lieu of parkland for industrial subdivisions. The basis for this request is in their previous contributions and dedications for park development. Specifically they cite the following:

1. Donation of an additional three acres of the former Greenery Park site to allow for construction of an arena and community centre;
2. A donation of \$250,000.00 towards construction of these facilities;
3. Dedication of approximately 9.2 acres of parkland (Kogaydiwin Park) to meet the requirements of the Planning Act for 5% on registered plan M-49 (2.87 acres) and the balance to replace open space lost by construction of the arena and community centre.

1B-2-A

- 2 -

In reviewing our files we are able to confirm all of the above points; however, we find no reference made to any conditions or agreements placed upon these contributions to permit the relief presently being sought.

Since no agreement was entered into by United Lands Corporation any concession to them on the part of the City would nullify the effect of entering into a written agreement and set a precedent which could be followed by any developer who has in the past for one reason or another, overdedicated parkland.

We might also point out that in 1971, United Lands Corporation sought relief from a requested dedication based upon the same arguments and was refused by the Planning Board (August 19th, 1971, File T-20970).

RECOMMENDATION: That the requirement of a 5% cash in lieu of parkland dedication be allowed to stand and that the application of United Lands Corporation now being processed be treated on its own merit without reference to previous parkland dedications.

Yours very truly,



E. M. Halliday,
Commissioner

/cmb

City of Mississauga

FILE REFERENCE: 16 111 77068
11 141 00011

MEMORANDUM

UB 2-B

Mayor and Members of General Committee ..

From William P. Taylor, P. Eng.

Dept

Dept Engineering, Works & Building

August 4, 1977

SUBJECT:

United Lands Corporation - Industrial Plan of Subdivision - South of the Q.E.W. and west of Southdown Road - C.A. "B" 214, 215, 216/76 M

ORIGIN:

Request from General Committee Meeting of July 6, 1977

COMMENTS:

The Commissioner of Recreation and Parks has prepared a separate report on the 5% Cash-in-lieu-of Parkland Dedication. This report, therefore, deals with the Major Arterial Road Levy.

The development of these lands has been allowed to take place through the Land Division Committee, which granted approval for the applied-for severance to take place by Mr. J. D. Finch, subject to certain conditions being satisfied. The Engineering Department, in its report to the Land Division Committee dated March 9, 1977, outlined various conditions of this department to be satisfied prior to the final consent being granted - (copy attached - "Attachment A"). Please note conditions E and F, which refer to the Major Road Improvement Levies in the amounts of \$2,300.00 per acre each, and also refer to a 50% cash contribution to be made for the future reconstruction of South Sheridan Way. Mr. J. D. Finch, in his submission to General Committee, dated July 13, 1977, which was submitted to General Committee via a deputation at the session of July 6, 1977, requests consideration be made to the following two items:-

- (a) - Mr. Finch is contesting the requirement of the payment of \$2,300.00 per acre for Major Road Improvement Levies because of United Land Corporation's involvement in earlier development phases in the surrounding lands in the construction of such roads as Bromsgrove Road, Truscott Drive, Speakman Drive and Thornlodge Drive. As pointed out in the Deputation Summary Sheet for General Committee's session of July 6, 1977 - (copy attached-"Attachment B") - it is noted that all of these roads are not considered as major roads; they all being either residential or industrial collector systems. It would, therefore, be consistent with City policy not to grant compensation from the Major Road Improvement Levy for these roads constructed in the past for the current application.

continued.....

1B-2-C

Page 2

COMMENTS: - (continued)

- (b) - This industrial development site has frontage along the South Sheridan Way which we feel could quite accurately be considered as part of the City of Mississauga Major Road System. Therefore, our review indicates that this developer should not pay a 50% cash contribution towards the future reconstruction costs of this road, as the \$2,300.00 per acre Major Road Improvement Levy is for this purpose.

We would like General Committee to note that in the Engineering Department's list of conditions to the Land Division Committee - (Attachment A) - under Item E, the Major Watercourse Improvement Levy was not required, acknowledgment being made of the extensive watercourse improvement works carried out in the past by this development company.

RECOMMENDATION:

It is, therefore, recommended that the developer be required to pay the \$2,300.00 per acre Major Road Improvement Levy, but that the requirement of 50% cash contribution towards the future reconstruction of South Sheridan Way be deleted.

WPT.mh

c.c. City Manager,
R. G. B. Edmunds,
E. Halliday.

Att.

W. P. Taylor
for William P. Taylor, P. Eng.,
Commissioner.

CITY OF MISSAUGA

File 16-111-7706E

UB2-D

To: Mr. E. C. Law, Assistant Sec.-Treas.
Land Division Committee

From: Engineering Department
Date: March 9, 1977

Re: Engineering Department Requirements.

Applicant: United Lands Corp. Ltd.

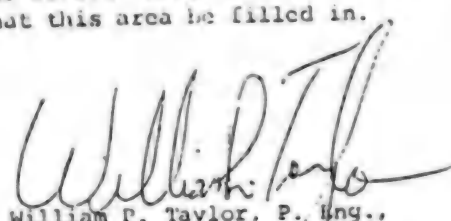
Date of Hearing: March 17, 1977

Our File: 16 131 77011 & 'B' 42 to 46 incl/77-M Ward 2

This Department has no objection to the subject development. However, we request that conditions of approval be as follows.

- A) The Owner to enter into an Engineering Agreement to construct the proposed industrial road (to a curb and gutter basis) including the installation of essential services. The storm outlet will be to the south. Two possible outlets are a) the 27" storm sewer located on an easement known as Phedora Drive or b) directly into the Sheridan Creek. The storm outlet will be determined once we have reviewed the storm design information for this development.
- B) Dedication of A 76 foot road allowance for the proposed industrial road as approved by City Council.
- C) Dedication of a one foot reserve across the south Sheridan Way frontage. (reference parcel 1 on the attached plan).
- D) M.T.C. comments and or approval be obtained pertaining to Q.E.W. requirements.
- E) The Owner will be required to pay our current levy of \$2300.00 per acre for major road construction. Payment of our watercourse improvement levy will not be required because of the extensive creek improvements carried out by the applicant in the residential lands to the south.
- F) The Owner to pay 50% cash contribution towards the future reconstruction of South Sheridan Way across the frontage of the subject site.
- G) Approval of site grading plans as per resolution 109/73 and payment of usual deposits applicable prior to the issuance of a building permit. Those deposits being \$1000.00 per lot to insure proper lot grading and \$800.00 per lot Municipal Services Protection deposit.

We note that there is a large pond of water several feet in depth to the rear of the subject site. We recommend that this area be filled in.


William P. Taylor, P. Eng.,
Commissioner,

Engineering, Works and Building Department.

c.c. Applicant

11B 2-E

Attachment B

Comment

CITY OF MISSISSAUGA
DEPUTATION SUMMARY SHEET

ENGINEERING WORKS & BLDG. DEPT.
RECEIVED FILE
JUL - 1977

For To	Initials	Date
WPT	6	July 13 1977

APPEARING AT General Committee MEETING OF July 13 1977

DEPUTATION Mr. David Finch

SUBJECT Land Division Application B 42/77-M & B 46/77-M

COMMENTS: Letter dated June 24, 1977 & attachments from David
Finch attached. File 66-77

SENT TO: W. P. Taylor DATE: June 28/77
(Please comment re arterial
road levy)

FIRST NAMED ON LIST, PLEASE CO-ORDINATE COMMENTS

DEPARTMENT HEAD

- COMMENTS:
1. It is established City policy to require the owner of a development site fronting onto a City local or collector roadway to participate in the upgrading of that road as required. For this particular development site the developer has been required to make a 50% cash contribution to the City for the future reconstruction of the South Sheridan Way to a 2 lane curbed condition.
 2. It is established City policy for developers to contribute towards two major works levies in the amounts of \$2,300 per acre for major road and major watercourse improvements. The roads mentioned in Mr. J. D. Finch's submission to General Committee dated July 13, 1977, being Bromsgrove Road, Truscott Drive, Speakman Drive and Thornlodge Drive, as having been constructed by his company, United Lands Corp., for subdivision development in the area in the past, it is to be noted that these are not considered major roads and that therefore no compensation should be granted in his company's involvement for the construction of these.

16,

SDL/bj

PLEASE RETURN COMPLETED FORM TO CLERK'S OFFICE ONE DAY PRIOR TO MEETING

IF INSUFFICIENT SPACE, PLEASE USE BACK OF SHEET

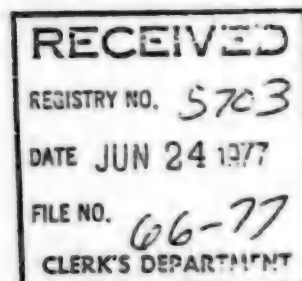
United Lands Corporation Limited

UB 2-~~A~~

June 24, 1977

City of Mississauga
1 City Centre Drive
Mississauga, Ontario
L5B 1M2

Attention: Mrs. Joan Lefeuve
Clerks Department



Re: Land Division Consents "B" 42/77-M, "B" 46/77-M

Dear Sirs,

In connection with the recent consent to severance granted United Lands Corporation Limited and Phi International Inc., we request permission to appear before General Committee of Council on July 13th, 1977.

The two matters we wish to have considered by Council are a proposed double levy against this development in relation to arterial roads and the parkland dedication levy in its relation to additional parkland already donated.

A copy of the brief that I wish to present on behalf of the two companies involved is enclosed for the City's consideration.

Sincerely,

J. David Finch

JDF/ka

LB-2-G

SUBMISSION TO GENERAL COMMITTEE OF COUNCIL

JULY 13, 1977

Mr. Mayor, Members of Council,

I am appearing before you on the subject of municipal levies with respect to the 14 acre industrial subdivision, previously reviewed by this Council, now approved and hopefully to be located on South Sheridan Way between Southdown Road and Winston Church Blvd. Two adjacent properties are involved and they are owned by United Lands Corporation Limited and Phi International.

Recent studies received by Council have shown that the new levies on industrial developments far exceed those of other municipalities. Our development is very much a case in point here since the Town of Oakville, which charges no levies on industrial development lies less than a mile to the west. How then can we compete? These penalties are seen to be even more severe when it is realised that the external services for these lands were installed and paid for by United Lands in the 1950's and the proposed lots are simply the completion of a large planned development in which the ratio of industrial to residential was carefully and properly implemented. The only reason that these levies are applicable is that the land, zoned industrial and serviced for many years, is being divided to meet what is the existing market for industrial land in the area, that is, lots of about one acre. It is our contention that the city needs this industrial assessment and the job creation that goes with it and should not impose levies which are a disincentive, where no change in land use or density is involved.

The logic of the two specific levies we are appealing seems even less reasonable when the details are examined and what has already been provided by the two companies is looked at.

The first is the double levy which has been imposed by the Engineering Department in connection with arterial roads as a condition of approval. As I mentioned earlier this joint development fronts on South Sheridan Way. Because of this it is to be charged with half the cost of the planned improvements to South Sheridan Way. However, in addition to this we are

UB 2-~~B~~

being required to pay the \$2300 per acre arterial road levy although United Lands has built and paid for Bromsgrove Road, Truscott Drive, Speakman Drive and Thorn Lodge Drive in its overall development. In this case, we are willing to pay for half the cost of the planned improvement across South Sheridan Way if Council will relieve us of the \$2300 arterial road levy.

The second is the levy related to parkland dedication. The area of United Lands' southern residential development (Park Royal) is now complete. In 1970 the company made good on its promise to provide a community centre for it by providing not only the three acres of land required for the community centre and arena but also \$250,000 in cash for the community centre itself. Later the Parks Department determined that because of this donation, Greenery Park was no longer a park and Park Royal was therefore short 7 acres of parkland green space. In the end, (we thought it was the end), 9.2 acres of extra parkland was provided by United Lands and donated by Phi International including the land which had been intended for Phedora Drive. In addition there is the adjoining 50 foot wide greenbelt provided as a buffer strip in the 1950's. It is most appropriate to the point I am making that this 10 acres of parkland is adjacent to our industrial development, the object of this submission. It is our contention that on a calculation made by the City itself, there has been parkland provided to satisfy the requirements of this community. Therefore the two companies having made the provision, should not be required to contribute further.

This industrial development is now delayed pending the general resolution by Council of the serious problem of Mississauga's high industrial levies. However, I believe that the above reasoning provides Council with a proper basis to free this development of these levies and help it to proceed.

UB - 2-i

The Regional Municipality of Peel

RECEIVED APR 20 1977

LAND DIVISION COMMITTEE

April 18th, 1977

DATE

NAME OF OWNER United Lands Corp. Ltd.

From "B" 42/77-M

"B" 46/77-M

SUBMISSION NO.....

NOTICE OF CONSENT

the matter of an Application for Consent submitted to the Land Division Committee under the regulations of the Planning Act, R.S.O. 1970 as Amended.

This notice is to advise that the 21 day period of Appeal pursuant to Section 42 of the Planning Act, has now terminated and no notice of an Appeal was received and therefore the decision of the Land Division Committee is final and binding (Planning Act 42(14)).

The Certificate of the Secretary Treasurer pursuant to Section 42(20) of the Planning Act, for this application may now be obtained in accordance with the following procedures:-

Two (2) prints of a Draft Reference Plan shall be submitted to the Land Division Committee Regional Office. The plan is to be prepared in accordance with the requirements of the Land Registry Office for the Region of Peel, and with the Regulations of the Registry System, or the Land Titles of Registration.

In the case where a Reference Plan is not required as evidenced by the Registrar's Certificate of Exemption, two (2) prints of a Survey Plan shall be submitted.

One print of the plan shall be marked approved and returned to the Applicant for the purpose of the preparation of the Final Reference Plan.

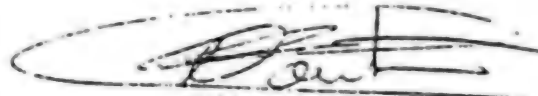
Four (4) prints of the executed Reference Plan or Survey Plan shall be lodged with the Land Division Committee Regional Office.

Any resultant deeds in connection with road dedications as noted in the decision shall be lodged together with any appropriate discharge(s) with the Land Division Committee Regional Office. Prior to submission of the documents, approval in writing should be secured from the recipient Municipality.

All documents transferring property, easements, rights etc. to the Area Municipality or Regional Municipality of Peel together with any appropriate discharge(s), shall be registered by the appropriate Municipality in the Land Registry Office for the Regional Municipality of Peel.

All conditions imposed by the Committee shall be fulfilled, by the Applicant prior to the issuance of the Certificate of the Secretary Treasurer, pursuant to Section 29(12) of the Planning Act.

All lot levies and \$1 cash in lieu of parks dedication being conditions of this consent shall be made payable to the Treasurer, Region of Peel, and be paid to the Secretary Treasurer of the Land Division Committee at the Regional Office. All other conditions are to be fulfilled to the satisfaction of the Area Municipality and evidence to this fact lodged with the Secretary Treasurer.



David H. Cowtan,
Secretary Treasurer,
Land Division Committee,
Regional Municipality of Peel



City of Mississauga

MEMORANDUM

UB-3

To General Committee of Council

From Mr. E.M. Halliday

Dept. _____

Dept. Recreation and Parks

August 5, 1977

SUBJECT:

Request for permission to operate a ski sale out of Huron Park Arena on September 8th, 9th and 10th, 1977

ORIGIN:

Recreation and Parks Department

COMMENTS:

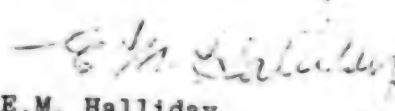
We have received a request from Paul Hurley Sport Shop to rent Huron Park Arena on September 8th, 9th and 10th, 1977 for a ski show and sale. Since direct sales to the public will be taking place, this contravenes the zoning By-law as the Huron Park Arena is in a residential zoning.

Paul Hurley Sports is a local business which has operated in the City for eleven years and we have investigated all details surrounding this venture and recommend that the Huron Park Arena be made available on the dates requested at the Commercial rate of \$350.00 per day.

RECOMMENDATION:

That Paul Hurley Sport Shop be granted permission to operate a Ski Show and Sale out of Huron Park Arena on September 8th, 9th and 10th, 1977.

:ww


E.M. Halliday,
Commissioner

CITY OF MISSISSAUGA

MINUTES

MEETING NUMBER TWENTY EIGHT

NAME OF COMMITTEE:	GENERAL COMMITTEE OF COUNCIL
DATE OF MEETING:	August 3, 1977, 9:00 a.m.
PLACE OF MEETING:	Council Chambers
MEMBERS PRESENT:	Councillor Leavers, Chairman; Mayor Searle; Councillors Kennedy, Spence, Bean, Taylor, Hooper, Butt and McCallion. Councillor McKechnie arrived at 10:05 a.m.
STAFF PRESENT:	E. Halliday, B. Clark, J. Dorrell, W. Taylor, W. Munden, R. Edmunds (10:00 a.m.), T. Julian and J. LeFeuvre.

DELEGATIONS - 9:00 A.M.

- A. Mr. S. F. Angotti, representing V.M.A. Const. Ltd.
File: T-23086
SEE ITEM #1
- B. Mr. R. Smith, representing Victoria Wood Development Corporation Inc.
File: R.P. M-21
R.P. M-28
SEE ITEM #2
- C. Mr. D. Hoerz, Stillmeadow Road
File: 140-77
113-77
SEE ITEM #3

August 3, 1977

MATTERS FOR CONSIDERATION:

1. Letter dated July 15, 1977, from Mr. S. F. Angotti of Ander Engineering & Associates Limited, with reference to proposed plan of subdivision T-23086, V.M.A. Construction, located on the south-west corner of Lorne Park Road and Albertson Crescent. Mr. Angotti requested that his client be granted permission to construct three single family dwellings (model homes) prior to registration of the plan. The Commissioner of Engineering, Works and Building recommended that before the developer is allowed building permits, that the engineering agreement be executed; the plan of subdivision registered and the availability of minimum services determined. Mr. Angotti appeared before the Committee and verbally made the request. Mr. Angotti indicated to the Committee that it was not the intention of the developer to commence construction of the model homes immediately but that he would be willing to wait until the engineering agreement was executed and the pre-servicing completed. Mayor Searle recommended that permission be granted to V.M.A. Construction to obtain building permits for three model homes on Lots 3, 4 and 5, after signing the required Engineering Agreement and subject to pre-servicing taking place. This recommendation was voted on and carried.

File: T-23085 See Recommendation #984 (R. Searle)

2. Letter dated July 22, 1977, from Mr. S. Barsketis of Victoria Wood Development Corporation Inc. requesting that the Commissioner of Planning be given full powers to approve the site plan for Lot 87, R.P. M-28 and Lot 208, R.P. M-21 (Glen Erin Drive and Aquitaine Avenue). The Committee was advised that Victoria Wood is proposing to construct approximately 530 rental apartment units under C.M.H.C. financed A.R.P. programme on both Lots 87 and 208. Mr. Ray Smith, representing Victoria Wood, appeared before the Committee and requested that the Planning Commissioner be empowered to approve the said site plans. Councillor Taylor recommended that the Planning Commissioner be authorized to approve the site plans as requested by Mr. Smith.

File: M-21
M-28 See Recommendation #985 (L. Taylor)

August 3, 1977

3. Letter dated July 25, 1977, from Mr. D. Hoerz setting out the following:
- (a) His objection to the Planning Department's shallow treatment of the points of his latest submission regarding the Draft Official Plan;
 - (b) An important matter regarding a new or expanded City Hall;
 - (c) Objection to the City Planning Department carrying out a Secondary Plan for Creditview Community;
 - (d) Objection to the consultant being given only a small portion of his input re City Core;
 - (e) Reasons why the Peel Centre should not be located in Mississauga;
 - (f) Points of protecting Mississauga's interests in accepting a Regional Waste Dump;
 - (g) A mutually beneficial solution for Mississauga re settling of industries.

Mr. Hoerz appeared before the Committee and elaborated on the above noted points.

Councillor Butt recommended that the presentation be Mr. Hoerz, be received. This recommendation carried.

File: 140-77
113-77 See Recommendation #1028 (T. Butt)

4. Report dated July 19, 1977, from the Acting City Manager with reference to Replacement of Fire Chief and Deputy Chief. The Committee was advised that Council, on July 11, 1977, approved the following General Committee recommendation:

"That further consideration of the City Manager's Report dated June 3, 1977, with reference to the replacement of the Fire Chief and Deputy Chief, be deferred pending a further report from the Acting City Manager regarding this matter."

Mr. Markson's report of June 3, 1977, set out a proposed strategy for the replacement of the Chief and Deputy Chief.

August 3, 1977

Mr. Halliday recommended:

- (a) That the position of Fire Chief be posted internally on or about October 1, 1978;
- (b) if a suitable replacement is not found from within, the City advertise outside;
- (c) the Deputy Chief be replaced through the normal City policy as administered by the new Fire Chief.

File: 40-77
41-77

Approved

See Recommendation #986 (T. Butt)

5. Report dated July 26, 1977, from the City Treasurer with reference to the Summary of Revenue Expenditures to June 30, 1977.

File: 1-77

Received

See Recommendation #987 (L. Taylor)

6. Report dated July 26, 1977, from the City Treasurer with reference to Alternative Landfill Site - Costs Incurred. Mr. Munden advised that the total fee charged to the City for professional services rendered in connection with the preliminary Hydrogeological appraisal on sanitary landfill sites A & B, Mississauga is \$3,865.86. Councillor McCallion recommended receipt and that the Region of Peel be requested to pay this amount because the City incurred costs on a Regional matter. This recommendation carried.

File: 113-77 See Recommendation #988 (H. McCallion)

7. Report dated July 25, 1977, from the City Treasurer regarding the Statement of Continuity of Unallocated Reserves and Amenities Receipts as at June 30, 1977.

File: 65-77
147-77

Received

See Recommendation #989 (R. Searle)

August 3, 1977

8. Report dated July 22, 1977, from the City Treasurer regarding Interest on Short Term Investments January 1, 1977 to June 30, 1977.

File: 1-77

Received

See Recommendation #990 (L. Taylor)

9. Report dated July 18, 1977, from the City Treasurer regarding the Half-Yearly Statement - Money at the Credit of the Corporation.

File: 1-77

Received

See Recommendation #991 (H. Kennedy)

10. Report dated July 26, 1977, from the City Treasurer with reference to the Statement of Capital Works as at June 30, 1977.

File: 33-77
1-77

Received

See Recommendation #992 (L. Taylor)

11. Report dated July 13, 1977, from the Transit Manager with reference to Phase III of a Demonstration of an Experimental Automated Bus Passenger Information System Concept in the City of Mississauga. Mr. Dowling requested authorization for the execution of a new contract with the Federal Government effective April 1, 1977, and terminating March 31, 1978, which will allow the City to bill the Federal Government \$5,000.00 monthly for the City's expenses. He recommended that the by-law authorizing the execution of the contract for Phase III, be passed.

File: 112-77

Approved

See Recommendation #993 (L. Taylor)

August 3, 1977

12. Report dated July 14, 1977, from the Personnel Administrator with reference to the Suggestion Awards Program. Mr. King advised that a member of the Transit Department submitted a suggestion which the Awards Board has considered and recommended a cash award be given in the amount of \$50.00.

File: 71-77

Approved

See Recommendation #994 (H. McCallion)

13. Report dated July 6, 1977, from the Property Agent in which he recommended that the sum of \$152,000.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application OZ-77-75, Jan Davies Limited and Jesam Investments Limited, comprising an area of approximately 11.039 acres located on the east and west sides of Sherobee Road, immediately north of the North Service Road and east of Hurontario Street with a proposed rezoning to RM7D3, Sections A, B and C, and RM7D5, Sections D, E, and F. Councillor Butt recommended that the report be referred back to Staff until such time as the report requested from the Planning Commissioner (Resolution 511, Council meeting of August 2, 1977) was being considered. This recommendation carried.

File: OZ-77-75 See Recommendation #995 (T. Butt)

NOTE: Councillor McCallion declared a conflict and refrained from all discussion and voting on this matter (Item 13 & Recommendation #995).

14. Report dated July 21, 1977, from the Property Agent in which he recommended that the sum of \$1,925.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application B 56/77-M, Dr. G. H. Collacutt, located on the west side of Parkerhill Road, with a frontage of approximately 63 feet and an area of approximately 8,805 sq.ft. being one residential detached single family lot, zoned R4.

File: 66-77

Approved

See Recommendation #996 (T. Butt)

August 3, 1977

15. Report dated July 13, 1977, from the Property Agent in which he recommended that the sum of \$11,875.00 be accepted as the cash payment in lieu of the 5% dedication in connection with application B 109/77-M, North American Life Assurance Company with an area of approximately 2.639 acres zoned M2 Industrial, located on Caravalle Drive.

File: 66-77

Approved

See Recommendation #997 (T. Butt)

16. Item 15 listed on the agenda (Report from Property Agent re 5% cash in lieu of land dedication for OZ-14-77, Mercury Marine Ltd.) was withdrawn from the agenda at the request of the Staff.

17. Report dated July 7, 1977, from the Property Agent in which he recommended that the sum of \$11,400.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with File T-25188, H. Lack, comprising six residential detached lots zoned R4, Maple Grove Avenue.

File: T-25188

Approved

See Recommendation #998 (H. McCallion)

18. Report dated July 11, 1977, from the Property Agent in which he recommended that the sum of \$231,623.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with Plan T-75134, Gedalia Properties Limited, a 55.797 acre parcel on Second Line East, zoned M1 and M2.

File: T-75134

Approved

See Recommendation #999 (H. Kennedy)

August 3, 1977

19. Report dated July 12, 1977, from the Property Agent in which he recommended that the sum of \$8,850.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application B 80/77-M, John and Helen Zajac, located on the west side of Fewster Drive, with an area of approximately 2.526 acres presently zoned R4 residential with ultimate rezoning to industrial. Councillor Bean expressed concern regarding the appeal procedure on Land Division decisions. He stated he was aware that the decision of the Land Division Committee on this application (B 80/77-M) was appealed by the City Solicitor on behalf of the City.

The Assistant Property Agent, who was present during the discussion of this item, advised the Committee that the report on the 5% cash in lieu of land dedication was prepared as a result of a request from the Secretary-Treasurer of the Land Division Committee.

The City Solicitor explained to the Committee that the decision was appealed by his staff because one of the conditions of the Land Division Committee was almost impossible to carry out. The condition stated that the applicant enter into an agreement with the City stating that a rezoning of the subject property will be pursued resulting in the lands being rezoned from residential to industrial in a manner consistent with the provisions of the Official Plan. The property is presently designated Industrial on the Official Plan. He advised that in his absence, his staff had appealed the decision because only the Ontario Municipal Board can change the wording of a Land Division Committee decision. Mr. Clark further stated that his solution would have been simply to ask the applicant to file a letter with the City stating that he intends to rezone the property. The City would have in turn, sent a letter to the Land Division Committee stating that the condition had been fulfilled. Mr. Clark recommended that the appeal be withdrawn.

Councillor Bean again stated that his main concern was that the Appeal Procedure be adhered to.

File: 66-77

Approved

See Recommendation #1000 (F. Bean)

August 3, 1977

20. Report dated July 7, 1977, from the Property Agent in which he recommended that the sum of \$30,000.00 be accepted as the cash payment in lieu of the 5% dedication of land in connection with File T-23086, V.M.A. Construction Limited, comprising 12 residential lots zoned R2 and R2, Special Section.

File: T-23086

Approved

See Recommendation #1001 (H. Kennedy)

21. Report dated July 14, 1977, from the Property Agent with reference to the proposed fire hall site, Lakeview Area located on the northwest corner of Lakeshore Road East and Westmount Avenue. The agreement of purchase and sale with Petrofina Canada Limited was executed by Council on May 9, 1977. Mr. Wilkinson pointed out that Petrofina Canada Limited will only consider an agreement if it is prepared on the Company's own form. The Company has prepared another agreement and forwarded it to the City for execution. Mr. Wilkinson recommended that the Agreement of Purchase and Sale covering the Petrofina Property at 845 Lakeshore Road East, be executed and that By-law 211-77, be rescinded. The Property Agent's original report regarding this acquisition, was also attached to the agenda.

File: 41-77

Approved

See Recommendation #1002 (T. Butt)

22. Report dated July 20, 1977, from the Property Agent regarding Block G, Plan M-15, Old Poplar Row and West Beach Investments Limited. Mr. Wilkinson recommended that he be authorized to proceed with the sale to West Beach Investments Limited of part of Block G, Plan M-15 indicated as part 1, W. P. Tarasick's Plan dated August 8, 1974, for the sum of \$1,064.00.

File: M-15

Approved

See Recommendation #1003 (H. Kennedy)

23. Report dated July 21, 1977, from the Property Agent with reference to an easement over Applebow Mall Property
Continued...

August 3, 1977

Mr. Wilkinson advised that one of the conditions of the release of Plan T-17508 was the acquisition by the developer of this easement. The developer was unable to acquire the easement and requested the City to expropriate on the understanding that he would pay all costs. Applebow Mall has now indicated that it will settle the matter on the basis of payment of \$4,000.00 for the easement, plus legal costs. Mr. Wilkinson recommended that he be authorized to complete the settlement of the easement acquired under Expropriation Plan 59775VS on the terms outlined in his report of July 21, 1977.

File: T-17508

Approved

See Recommendation #1004 (F. Bean)

24. Report dated July 21, 1977, from the Property Agent with reference to a storm drainage easement over Ministry of Transportation and Communications lands located in the northwest quadrant, Highway 401 and Dixie Road. In order to proceed, the Ministry requires a resolution of Council confirming that the City needs the easements over the lands and is prepared to pay market value compensation. Mr. Wilkinson recommended that Council pass a resolution confirming that the City requires easements over M.T.C. lands being parts 1 and 3, Plan 43R-4338 and that the City is prepared to pay market value.

File: 22-77
84-77

Approved

See Recommendation #1005 (F. McKechnie)

25. Report dated July 12, 1977, from the Property Agent with reference to Winston Churchill Boulevard Widening and Panasiuk Property, 3163 Winston Churchill Boulevard. Mr. Wilkinson recommended that the Offer to Sell dated July 8, 1977, whereby Fred Panasiuk offers to sell to the City, a 2518 sq.ft. parcel of land for road purposes shown as part 2, Plan 43R-2172 be accepted and executed by the City.

File: PN 76-086

Approved

See Recommendation #1006 (F. McKechnie)

August 3, 1977

26. Report dated July 21, 1977, from the Assistant Property Agent with reference to Land Acquisition. The Committee was advised that on July 11, 1977, Council requested that all reports to General Committee regarding the acquisition of property should contain the assessed value of the land. Mr. Johnson recommended, for reasons set out in his report, that reports to Council and General Committee not include the assessed value of the land. Councillor McKechnie suggested that if the assessed value was not set out in the reports, that this information should be readily available at the meeting.

File: 111-77

Approved

See Recommendation #1007 (H. Kennedy)

27. In July of 1976, the Region requested that the City consider a report dated October 22, 1975, from the Regional Chief Administrative Officer with reference to the 911 Emergency Calling System. A report was prepared by the Commissioner of Administration dated June 8, 1976, which recommended:

1. That Council adopt the following position on the 911 Emergency System:

The Corporation of the City of Mississauga recognizes potential benefits to be derived from a universal three digit emergency calling system. The need for all area municipalities within the Region of Peel to be involved, when and if such a system is implemented, is also recognized. In light of present severe financial constraints faced by municipalities, the City recommends that area municipalities continue to research and consider the matter, but that no other immediate action be taken at this time.

2. That Council's comments be forwarded to the Region of Peel.

This recommendation was approved by Council.

In a letter dated July 15, 1977, from the Region of Peel the Region, the following resolution is set out:

"That Regional Council request the City of Mississauga to advise the Region whether the City's position of July 1976 with respect to the Bell 911 System has changed."

August 3, 1977

The following material was attached to the agenda:

- (a) Letter dated July 15, 1977, from the Region of Peel;
- (b) Report dated July 8, 1977, from the Regional Chief Administrative Officer;
- (c) Report dated June 8, 1976, from the Commissioner of Administration;
- (d) Memorandum dated June 15, 1976, from the Fire Chief;
- (e) Letter dated October 27, 1975, from the Region of Peel;
- (f) Report dated October 22, 1975, from the Regional Chief Administrative Officer.

Councillor McCallion suggested that the City endorse the 911 Emergency System on the basis that all three of the area municipalities participate. Councillor Taylor recommended that the City inform the Region of Peel that it is in support of the Emergency 911 Dialing System. This motion carried.

File: 124-77 See Recommendation #1008 (L. Taylor)

28. Letter from the German-Canadian Council for the Arts requesting that Council advise the Liquor License Board of Ontario that the Council has no objections to the holding of an Oktoberfest, October 7 and 8, 1977, at the International Centre, 6900 Airport Road. Councillor McCallion recommended that this request be approved.

File: 7-77 See Recommendation #1009 (H. McCallion)

29. Letter dated July 21, 1977, from the Borough of North York setting out a resolution passed by the Borough Council on July 18, 1977, with reference to Provincial Sales Tax. The City was requested to endorse this resolution. Councillor McCallion recommended that the City not endorse the resolution as it could possibly affect the grants received by the City. This recommendation carried.

File: 67-77 See Recommendation #1010 (H. McCallion)

August 3, 1977

30. Report 1-77 of the Administration Task Force meeting held on July 13, 1977.

Item 1(a) Establishment of Transit Authority

Councillor Taylor recommended that this authority not become effective until January 1978. This motion lost.

Item 1(c) Advertisement for Citizen Members to the Authority

Councillor Spence recommended that the advertisement be placed in the newspapers in September. This amendment carried.

The remainder of the report was approved as presented.

Councillor Butt recommended approval of the report as amended. This motion carried.

File: 70-77 See Recommendations #1042 to #1045 Incl.
(T. Butt)

31. Report dated July 26, 1977, from the Commissioner of Engineering, Works and Building with reference to reconstruction of Second Line East from Eglinton Avenue to Kamato Road. Mr. Taylor recommended:

- (a) That Council approve the reconstruction of Second Line East from Eglinton Avenue to Kamato Road as a four lane curbed road at an estimated cost of \$1,609,529.00 in 1977.
- (b) That Council designate the major road levies received from Nudale and Glen Cove in the amount of \$659,529.00 to the Second Line East project.
- (c) That the by-law to authorize the allocation of \$659,529.00 of the major road levies contributed by Nudale and Glen Cove Developments to the Second Line East project, be enacted.

File: PN 76-127

Approved

See Recommendation #1011 (F. McKechnie)

August 3, 1977

32. Report dated July 22, 1977, from the Commissioner of Engineering, Works and Building with reference to streetlighting on Wembury Road at Elite Road. This report was prepared as a result of a complaint from Mr. Lacktin of 1513 Wembury Road. Mr. Taylor recommended:

- (a) That Hydro Mississauga be issued a purchase order for \$3,000.00 to install two 70 watt High Pressure Sodium Luminaires on concrete poles on Wembury Road and Elite Road as indicated on a plan attached to the report of July 22, 1977.
- (b) That the funds for these installations be allocated from Account 08680-84, Capital Streetlighting from current accounts for 1977.

File: 27-77

Approved

See Recommendation #1012 (M. H. Spence)

33. Report dated July 21, 1977, from the Commissioner of Engineering, Works and Building with reference to marked and signed crosswalks on Clarkson Road South at Valentine Garden and Missenden Crescent. On June 29, 1977, the General Committee recommended the following:

"That the Engineering Department be requested to investigate the possibility of creating marked and signed crosswalks on Clarkson Road South at Valentine Crescent and at Missenden Crescent as requested in a letter dated April 22, 1977, from the Clarkson Road South Ratepayers Assoc."

Mr. Taylor advised that Clarkson Road is a narrow two-lane roadway and the crossing distance and time is minimal. It is not heavily travelled and there are ample safe gaps for children to cross the roadway. Both Valentine Garden and Missenden Crescent are some distance from the school and school crossing signing is not normally placed this distance from a school. The Engineering Department concurred with the findings of the Traffic Safety Council (report was attached) and found no hazardous condition to warrant the placing of school crossing signs and lines at either of the requested locations.

File: 179-77

Received

See Recommendation #1013 (M. H. Spence)

August 3, 1977

34. Report dated July 20, 1977, from the Commissioner of Engineering, Works and Building with reference to the Mavis Road pedestrian grade separation across Mavis Road between Paisley Boulevard and Dundas Street. Mr. Taylor advised that a consultant was engaged this year (DeLeuw Cather) to determine whether or not warrants existed for the construction of this separation. The consultant has reached the conclusion that a pedestrian grade separation structure is not warranted in this location. Mr. Taylor recommended that the proposed pedestrian grade separation not be constructed and that the \$38,900.00 collected to date from three developers be returned to them less the amount of \$4,800.00 being the engineering consultants fees for carrying out a feasibility study; this fee charge to be distributed to the three developers on a percentage basis.

File: 18-77
T-24646
T-75506
T-25067

Approved

See Recommendation #1014 (F. Hooper)

35. Report dated July 18, 1977, from the Commissioner of Engineering, Works and Building with reference to the Fire Access Route By-law. Mr. Taylor recommended that the draft by-law amending Traffic By-law 234-75 as amended, be approved, and that the agreement forms accompanying this by-law revision, be executed by the Mayor and the Clerk (2111 Roche Court and 7205 Goreway Drive).

File: 86-77

Approved

See Recommendation #1015 (T. Butt)

36. Report dated June 27, 1977, from the Commissioner of Engineering, Works and Building with reference to the Camilla Road Bridge over the Cooksville Creek. Mr. Taylor recommended that the preparation of all contract drawings and contract documents deemed necessary in the replacement of Camilla Road bridge over the Cooksville Creek, be awarded to M. M. Dillon Ltd., consulting engineers and planners.

File: PN 70038

Approved

See Recommendation #1016 (F. McKechnie)

August 3, 1977

37. Report dated July 14, 1977, from the Commissioner of Engineering, Works and Building with reference to a street dance on Pamplona Mews. The letter dated June 29, 1977, from Mrs. V. Macdonald was also attached. Mr. Taylor recommended that approval be given to the temporary closure of Pamplona Mews on September 10, 1977, from 3:00 p.m. to 1:00 a.m., subject to the applicant obtaining a road closure permit from the Engineering Department.

File: 7-77

Approved

See Recommendation #1017 (T. Butt)

38. Report dated July 13, 1977, from the Commissioner of Engineering, Works and Building with reference to an amendment to the Traffic By-law. Mr. Taylor advised that the intersection of Darcel Avenue and Brandon Gate Drive, although properly controlled by signing, is not by-lawed in accordance with the controls. He recommended that Schedule VI (Through Streets) of Traffic By-law 234-75, be amended, to make Brandon Gate Drive a through street at Darcel Avenue, and that the by-law to implement this, be enacted. Councillor McKechnie expressed concern about traffic on Brandon Gate Drive and stated that, possibly, a three way stop should be installed. He requested that the item be deferred and that the Engineer prepare a further report regarding speeding on Brandon Gate Drive and the possibility of installing the all-way stop signs. This recommendation was voted on and carried.

File: 86-77

See Recommendation #1018 (F. McKechnie)

39. Report dated July 22, 1977, from the Commissioner of Engineering, Works and Building with reference to traffic conditions, McDonald's Restaurant Hurontario Street. Council, on June 27, 1977, approved the following recommendation:

- (a) That the application OZ-50-76, Willowbunch Developments Limited, to amend the Official Plan and Zoning By-law, be refused.
- (b) That the Highway 10 South Study be amended to redesignate the existing restaurant site to Residential.

- (c) That the Zoning By-law be amended to rezone the restaurant site from EC to R1.
- (d) That the Commissioner of Engineering, Works and Building be requested to prepare a report on the traffic conditions in the area of McDonald's Restaurant Hurontario Street, and that he make recommendations to assist in the alleviation of the traffic problems.

Mr. Taylor recommended:

- (a) That improvements be undertaken to provide a left turn storage lane on Highway 10 and replacement of the curbing at the McDonald's access at an estimated cost of \$8,000.00.
- (b) That staff be authorized to encourage a liaison between McDonald's and the developers of the proposed office building and to provide any assistance possible toward achieving an inter-connection between the two parking areas.
- (c) That staff be authorized to undertake discussions with McDonald's concerning payment for the proposed improvements to Hurontario Street; however, these discussions will not include any negotiations concerning an expansion of the McDonald's parking area which has been proposed in the past by McDonald's.

Councillor Kennedy stated that he wished to discuss this matter with the Engineering Department prior to making any recommendations and requested that the matter be referred back to Staff. The Committee agreed to this.

File: OZ-50-76 See Recommendation #1019 (H. Kennedy)

40. Report dated July 12, 1977, from the Commissioner of Engineering, Works and Building with reference to a request by Councillor McKechnie to erect No Parking Anytime signs on the east side of Minotola Avenue, from Etude Drive to Sonja Road. Mr. Taylor recommended that a "No Parking Anytime" prohibition be implemented on the east side of Minotola Avenue between Etude Drive and Sonja

Continued.....

ITEM 40 CONTINUED:

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Road, and that the by-law to implement this change, be approved.

File: 86-77

Approved

See Recommendation #1020 (F. McKechnie)

41. Report dated July 15, 1977, from the Commissioner of Engineering, Works and Building with reference to C.P.R. and C.N.R. crossings in the City of Mississauga. This report was requested by Councillor McCallion on April 12, 1977. A list of crossings setting out the findings of the tour referred to, was also attached. Mr. Taylor advised that after completion of the work outlined in the report, the standard of level crossings within the City will be greatly improved. He proposed that the Engineering Department will follow up on the work required and undertake same to the greatest degree possible in 1977 having regard for budget restrictions both from the City and the Railway Companies' points of view.

File: 47-77

48-77

Received

See Recommendation #1021 (L. Taylor)

42. Report dated July 5, 1977, from the Commissioner of Engineering, Works and Building with reference to traffic conditions on Hyacinthe Boulevard. The Committee was advised that on January 19, 1977, the General Committee considered a report dated January 4, 1977, from Mr. Taylor which was prepared as a result of a request by the Mississauga Valley Community Association to install all way stop signs on Hyacinthe Boulevard. A traffic study was conducted and it was recommended that no additional traffic control measures were warranted in the location at that time. At the January 19 meeting, Councillor Taylor advised the Committee that there was construction work being done at Cawthra Road and Hyacinthe Boulevard the day the traffic count was taken and this could have resulted in a much lower count. He requested that another traffic count be carried out in the spring before any further action was taken. In his report of July 5, 1977,

Continued.....

August 3, 1977

the Commissioner of Engineering, Works and Building advised that a further study was conducted. The study confirmed the results of the previous count which indicated that traffic volumes and speeds are entirely normal for a local residential street. He recommended that no action be taken to install additional all-way stops on Hyacinthe Boulevard. Councillor Taylor recommended approval of the recommendation; however that the words "at this time" be inserted after "that no action be taken". The recommendation, as amended, was voted on and carried.

File: 86-77
49-77

See Recommendation #1022 (L. Taylor)

43. Report dated July 11, 1977, from the Commissioner of Engineering, Works and Building with reference to the appointment of peace officers for the purpose of enforcing the provisions of various animal control by-laws and parking regulations on private property. Mr. Taylor recommended that the Region of Peel be requested to amend By-law 203-76 to provide for the appointment of the individual as per list "A" attached to his report; (b) that the Region of Peel be advised that the City has carried out the appropriate investigations and is satisfied to have this person appointed; (c) that the Region of Peel be requested to amend By-law 223-76 to provide for the deletion of those Ontario Humane Society previous employees as per list "B" attached to his report.

File: 2-77
87-77

Approved

See Recommendation #1023 (T. Butt)

August 3, 1977

44. Report dated June 23, 1977, from the Special Staff Committee representing Legal, Finance, Treasury, Planning and Building Departments - Retail Sales Outlets in Industrial Zones. On April 12, 1977, Council passed the following resolution:

"Whereas there is some questions as to the adequacy of the provisions of the Zoning By-laws of the City with respect to retail uses on lands zoned Industrial M1; Therefore be it resolved that a Committee of Staff be constituted to report to General Committee on the financial, legal, planning, building and zoning enforcement aspects of this whole matter, and that such Committee be made up of representatives of these Departments and that this Committee report back to General Committee by May 15, 1977."

The following recommendations were made:

- (a) That the By-law Enforcement Section of the Building Division conduct an immediate search of all M1 and M2 properties in the portion of the City formerly known as Town of Mississauga to ascertain exactly the extent to which retailing does on in Industrial Zones using the City's Assessment records as one means of identifying offending properties.
- (b) That depending on the results of recommendation (a) a system of cross referencing be established between the Assessment and Building Departments on Occupancy Permits so that full information is available on both sides.
- (c) That upon receipt of the results of the above, a further report be made recommending a course of action to deal with these subject matters.

File: 25-77

Approved

See Recommendation #1024 (T. Butt)

August 3, 1977

45. Report dated July 7, 1977, from the Commissioner of Engineering, Works and Building with reference to the Ontario Home Renewal Program. This report was prepared as a result of a letter dated June 15, 1977, from the Ontario Association of Property Standards Officer. This Association requested that the City pass a resolution to be submitted to the Minister of Housing requesting that: (a) the Ontario Home Renewal Programme be continued; (b) the funding be increased, and (c) making it mandatory that future participation in the program require the adoption of a property maintenance and occupancy by-law. Councillor Taylor recommended that such a resolution be passed. This motion carried.

File: 67-77

Approved

See Recommendation #1025 (L. Taylor)

46. Report dated July 7, 1977, from the Commissioner of Engineering, Works and Building with reference to long term parking in the vicinity of Taara Nursing Home, 26 Peter Street North - disruption of garbage collection. Mr. Taylor recommended that parking be prohibited on the west side of Peter Street North from the southerly limit of the Taara Nursing Home and a point 30 feet northerly from 8:00 a.m. to 6:00 p.m., Monday to Friday, and that By-law 234-75 as amended, be amended accordingly.

File: 86-77

Approved

See Recommendation #1026 (L. Taylor)

47. Building Report for the month of June, 1977.

File: 159-77

Received

See Recommendation #1027 (L. Taylor)

August 3, 1977

48. Report 6-77 of the Traffic Safety Council Meeting held on July 13, 1977. The Committee was advised that Item 61 on this report regarding the fence located at 200 South Service Road, was considered by the Traffic Safety Council prematurely as a report had been requested by the General Committee from the Commissioner of Engineering, Works and Building, which had not yet been considered. It was decided to delete this item from the report. The remainder of the report was approved as presented.

File: 179-77 See Recommendations #1046 to #1049 Incl.
(H. Kennedy)

49. Report dated August 3, 1977, from the Commissioner of Planning regarding Signs Advertising Development Proposals. This report was requested at a meeting of the Signs Committee on May 13, 1977. Mr. Edmunds recommended:

- (a) That the wording of the sign required on sites for which an application has been received for Official Plan and/or Zoning By-law change be amended to read as follows:

"A proposal has been made to develop this site for (e.g.) TOWNHOUSES AND APARTMENTS. Public comments invited. City of Mississauga Planning Department. 279-7600."

- (b) That the requirements for signs advertising development proposals contained in Appendix 2 of the Planning Department Report dated August 3, 1977, be adopted.

Councillor Spence suggested that the word "develop" in the wording of the sign, be changed to "rezone". This amendment carried. Councillor McCallion requested a report from Staff on what to do about the signs presently constructed throughout the City, some of which are in a very dilapidated state.

File: 183-77
25-77
34-77 See Recommendation #1029 (M. H. Spence)

August 3, 1977

50. Report dated August 3, 1977, from the Commissioner of Planning and the Commissioner of Engineering, Works and Building with reference to Future Go Rail Commuter Service, Milton/Toronto. This report was prepared as a result of a letter dated May 13, 1977, from the Toronto Area Transit Authority. In that letter (copy of which was attached) Council was requested to endorse the station site recommendations within the City boundaries.

The following recommendations were made:

(a) Meadowvale Station

That the Toronto Area Transit Operating Authority (TATO) be advised that the City of Mississauga recommends that although some future expansion of the Meadowvale Station to the north-east of the C.P. Line may be desirable, the major future expansion should be to the south-west of the C.P. line.

(b) Streetsville Station

That TATO be requested to examine the desirability and feasibility of developing a GO station east of Mississauga Road, south of the C.P. Rail line as an alternative to the Streetsville station location recommended by their consultants.

(c) Burnhamthorpe Station

- (i) That TATO be requested to further examine the desirability and feasibility of developing the Burnhamthorpe Station so that the station platform would be located on the railway grade separation at Burnhamthorpe Road, and
- (ii) That TATO be requested to enter into discussion with the City of Mississauga with a view to determining an appropriate level of financial contribution by TATO to the Burnhamthorpe Road grade separation.

(d) All Stations

That TATO be requested to construct all walkway, stairway, bicycle path and bus bay facilities required to provide access between the new GO stations and nearby major roadways, and

That the City of Mississauga staff continue to be informed by TATO staff of further development of plans for the new GO services and facilities.

File: 121-77

Approved

See Recommendation #1030 (F. Hooper)

August 3, 1977

A motion for recess was made at 11:05 a.m. and the meeting reconvened at 11:15 a.m.

51. Report dated August 3, 1977, from the Director of Urban Design regarding the selection of an architect for:

Britannia Dixie Station
Addition of - fire tower
- fire house

Erindale Station - minor building addition

Mr. Lethbridge advised that it was the unanimous recommendation of the Review Committee that the firm of Allen, Brown and Sherriff, Architects, be retained as the City's consultants for additions to the above fire stations.

File: 41-77

Approved

See Recommendation #1031 (F. McKechnie)

52. Report dated August 3, 1977, from the Director of Urban Design regarding selection of an architect for the proposed Lakeview Replacement Station. Mr. Lethbridge advised that it was the unanimous recommendation of the Review Committee that the firm of Stafford and Haensli, Architects, be retained as the City's consultants for the Lakeview Fire Station.

File: 41-77

Approved

See Recommendation #1032 (F. McKechnie)

53. Report dated July 19, 1977, from the Commissioner of Planning with reference to proposed condominium CDM 74-24, Lakeview Forest Development Limited located on the north side of Lakeshore Road East, east of Dixie Road. Mr. Edmunds recommended that the proposed condominium be recommended to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated June 30, 1977.

File: CDM 74-24

Approved

See Recommendation #1033 (L. Taylor)

August 3, 1977

54. Report dated July 15, 1977, from the Commissioner of Planning with reference to proposed condominium CDM 76-100, Cellan Homes Limited, located on the west side of Montevideo Road, opposite Brasilia Circle, Lot 1, Plan M-138. Mr. Edmunds recommended that the proposed condominium be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated July 15, 1977.

File: CDM 76-100

Approved

See Recommendation #1034 (L. Taylor)

55. By-laws 4112, 4113, 4114 and 4115 of the Borough of Etobicoke. The Committee was advised that these by-laws amend the Town of New Toronto Zoning By-law; the Village of Long Branch Zoning By-law; the Town of Mimico Zoning By-law and the Township of Etobicoke Zoning By-law. The purpose of the by-laws is to reflect the licensing revision of The Motor Vehicles Registration Branch for the Province, as it affects the parking of commercial motor vehicles in residential zones. The Director of Development Control, in a memo dated July 14, 1977, stated that he could see no reason for the City to object to these four by-laws. Councillor Kennedy recommended that the City not object. This motion carried.

File: 100-77

See Recommendation #1035 (H. Kennedy)

56. Report dated July 20, 1977, from the Acting City Manager; Commissioner of Recreation and Parks; Commissioner of Planning, and Commissioner of Engineering, Works and Building, regarding site plan control - approval procedures. The Committee was advised that on June 1, 1977, the General Committee considered a report dated June 1, 1977, from Councillor McCallion (copy of which was attached to the agenda) regarding site plan control procedures. The Committee recommended that this report be referred to staff for a report back to the General Committee. The following recommendations were made:

August 3, 1977

- (a) That a site development by-law to amend zoning by-laws of the City of Mississauga be enacted in accordance with the draft attached to the report dated July 20, 1977, regarding Site Plan Control.
- (b) That the Site Plan Committee, as it is presently constituted, be retained.
- (c) That all development be required to proceed in accordance with a site plan approved by the Site Plan Committee, except as follows:-
 - (i) Detached and semi detached dwellings.
 - (ii) Industrial development which does not front or flank on the major roads shown on the Schedule attached to the report dated July 20, 1977.

NOTE: Certain industrial lands which do not front or flank on the major roads noted in (ii) above may be required to obtain site plan approval as a requirement of the applicable Engineering Agreement.

- (d) That the site developers of all lands subject to site plan control be required to execute an agreement with the City to develop in accordance with the approved site plan prior to their obtaining a Building Permit, as provided for in the City Zoning By-laws.

Even though this agreement must be ratified by Council and registered on title, a Building Permit will be issued as soon as the agreement has been executed by the applicant.

- (e) That all applicants for a Building Permit (whether or not they require site plan approval) be required to register first with the Building Division, and that a reference number be assigned for use in all their negotiations with the City.
- (f) That all applicants be given a clear outline of the City requirements and procedures leading to the issuance of a Building Permit, and that this outline be given out to all applicants on the first visit to the Building Division.
- (g) That the Site Plan Committee meet at least once a week.
- (h) That any problems associated with obtaining a Building Permit be referred to the Director of Building Standards, Building Division (Engineering, Works and Building Department) for appropriate resolution.

ITEM 56 CONTINUED:

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August 3, 1977

A brief discussion was held regarding this item. Mayor Searle recommended that the recommendations be approved.

File: 149-77
34-77

See Recommendation #1036

57. Report 7-77 of the Condominium Development Committee meeting held on July 12, 1977. The Committee was advised that the date of August 3, 1977, in Item 36(a), should be changed to August 10. No further amendments were made to the report.

File: 181-77

See Recommendations #1050 & #1051
(L. Taylor)

58. Report 8-77 of the Condominium Development Committee meeting held on July 10, 1977.

File: 181-77

Approved

See Recommendations #1052 to #1055 Incl.
(L. Taylor)

59. Report dated July 21, 1977, from the Commissioner of Recreation and Parks with reference to King's Cemetery on Dixie Road. Mr. Halliday advised that the Region of Peel is in the process of acquiring certain lands for the purpose of widening Dixie Road and that the cemetery lies within the proposed road allowance. As a result of discussions with the Region, the following was arranged:

- (a) in order to restate the importance of King's Cemetery, in its present historical/geographical location, the Region would acquire adjacent lands to the north; extend the existing Cemetery boundary and arrange for the transfer of the remains within the cemetery.

Continued.....

ITEM 59 CONTINUED:

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August 3, 1977

- (b) the Property Manager for the Region has written to advise that they shall underwrite all costs in connection with the various transactions involved.
- (c) all activities relating to the transfer shall be carried out in:
 - (i) co-operation with the Ministry of Consumer and Commercial Relations
 - (ii) accordance with the Cemeteries Act

Mr. Halliday recommended that the City Property Agent be authorized to make requisite arrangements for the transfer of parts 1, 2 and 3, Plan 43R-2908 to the Region of Peel and for the acquisition of the addition to the King's Cemetery, subject to the conditions set out in the report dated July 21, 1977.

File: 133-77

Approved

See Recommendation #1037 (T. Butt)

60. Report dated July 18, 1977, from the Commissioner of Recreation and Parks with reference to the Annual Conference of the Association of Municipalities of Ontario. Mr. Halliday advised that the Society of Directors of Municipal Recreation of Ontario, will again this year be responsible for one of the sessions. Jerry Love will chair the session and Doug Collison, also of the Recreation Staff, is also involved.

File: 38-77

Received

See Recommendation #1038 (H. McCallion)

The Committee considered the following items, not listed on the agenda.

August 3, 1977

61. Councillor McKechnie introduced the following motion:

That the Ministry of Transportation and Communications be requested to attend the next possible General Committee meeting and outline the following:

- (a) complete programs and progress to date for Highways 427 and 409
- (b) specifics on depressed Highway 427, north of Rexdale Boulevard
- (c) timing on extension to Steeles Avenue as per Region of Peel and City of Mississauga's request
- (d) answer on service road, south from Morningstar Drive to Rexwood Road
- (e) program for detouring traffic during cloverleaf construction, including possibility of using Darcel Avenue extension to Indian Line, temporary or otherwise, to relieve congestion at Morningstar and Indian Line,

and further, that the Engineering Department report on possible traffic controls to prevent Morningstar Drive becoming an extension of Highway 427 and being used as a Malton by-pass.

This recommendation was voted on and carried.

File: 22-77
18-77

See Recommendation #1039 (F. McKechnie)

62. Mayor Searle verbally reported that the Ministry of Transportation and Communications had advised the City that the repair work being carried out on the Credit River Bridge over the Queen Elizabeth Way is taking longer than originally anticipated. He outlined the proposed schedule to the Committee. Councillor Spence recommended that the information be received.

File: 22-77

See Recommendation #1040 (M. H. Spence)

August 3, 1977

63. A brief discussion took place regarding the proposed Regional Centre. Councillor Leavers explained to the Committee, the position taken by the representatives of the City of Mississauga at the Steering Committee meeting held on August 2, 1977. No recommendation was made.

File: 35-77
115-77

The Committee moved In Camera at 12:05 p.m. to discuss the acquisition of the Nieman Property, 11 Ontario Street, Streetsville. See Recommendation #1041 (H. Kennedy).

The Committee moved Out of Camera at 12:20 p.m.

RECOMMENDATIONS: As Per Report No. 28-77.

ADJOURNMENT: 12:25 p.m.

CITY OF MISSISSAUGA

MINUTES

MEETING NUMBER TWENTY NINE

NAME OF COMMITTEE:	GENERAL COMMITTEE OF COUNCIL
DATE OF MEETING:	August 10, 1977, 9:00 a.m.
PLACE OF MEETING:	Council Chambers
MEMBERS PRESENT:	Councillor McCallion, Chairman; Mayor Searle; Councillors Kennedy, Bean, Taylor, Hooper, Butt. Councillor Leavers arrived at 9:10 a.m.; Councillor Spence at 9:15 a.m. and Councillor McKechnie at 11:00 a.m. Councillor Kennedy left the meeting at 9:10 a.m. to attend to other municipal business and returned at 1:25 p.m.
MEMBERS ABSENT:	Nil.
STAFF PRESENT:	R. Edmunds, W. Taylor, E. Halliday, B. Clark, T. Julian and J. LeFeuvre.

DELEGATIONS - 11:00 A.M.

- A. Mr. David Finch, United Lands Corporation Limited.
File: 66-77
SEE ITEM #3
- B. Mr. R. Webb, solicitor representing Avenue Excavators Ltd.
File: T-24992
SEE ITEM #2
- C. Mr. Wm. Catto, resident of Shady Lawn Court.
File: 54-77
SEE ITEM #4
- D. Representatives of Condominium 76-101 located on Formentera Blvd. and Mr. Geo. Kizzoff of Victoria Wood Corporation.
File: CDM 76-101
SEE ITEM #5

August 10, 1977

- E. Residents of Peel Condominium #24 located on Bromsgrove Road and Mr. M. Smith, representing Bramalea Consolidated.

File: 181-77

SEE ITEM #6

- F. Mr. M. Williams, resident on Joymar Drive.

File: 112-77
24-77

SEE ITEM #7

MATTERS FOR CONSIDERATION:

1. On Friday, August 5, 1977, members of the Committee were provided with a copy of the report entitled, "Mississauga City Core Area Study, Phase I" dated August 5, 1977. The following Summary was contained in the report:

This report presents the work accomplished and the decisions made by the City Core Technical Committee since the start of the project on 1 June 1977.

The principal results of Phase I are:

- The definition of the City Core; which consists of two areas:

The high intensity Core and Core related developments.

- The definition of the City Core's role; which is:

That the City Core become the dominant commercial and office centre in the Mississauga region, serving as the second major downtown in the Toronto region.

- The location of the City Core within the Study Area; which is:

The area bounded in the north by Highway 403, extending east of Hurontario Street and south of Burnhamthorpe Road, and defined in the west approximately by the Mary Fix Creek (see figure 6.9).

- The determination of the size of the high intensity Core and Core related areas; which is:

A total area of about 200 hectares (500 acres).

- The adoption of a development concept for the Study Area (see figure 7.1); which is:

A high intensity Core for retail, office, residential and community uses bounded by Highway 403, Hurontario, Burnhamthorpe and approximately by the Mary Fix Creek.

A less intense, but high density, Core related area of residential and office development south of Burnhamthorpe and east of Hurontario.

A highway commercial and warehouse retail area east of Mavis Road, south of Burnhamthorpe, and north of the CP railway line.

A district commercial centre in the area around the intersection of Dundas and Hurontario.

The balance of the Study Area for mixed density family residential development.

The results of the technical background studies are summarized in sections 3 and 4. Section 5 discusses the assumptions used for the preparation of the City Core development program, and the mix and amount of development proposed. In section 6 the selection of the City Core location is explained, and alternative City Core development concepts are reviewed. Section 7 describes the Study Area concept. And the final section 8 outlines the work of Phase II.

The Commissioner of Planning addressed the Committee as one of the two Co-chairmen of the Core Area Study Committee. Mr. Peter Allen, Regional Planning Commissioner, the other Co-chairman, was also present. Mr. Edmunds introduced Mr. John Carson, Project Director for the firm of consultants engaged by the City to assist with the Study. Other members of the Committee were also in attendance. Mr. Edmunds then briefly went over the history leading to the Core Area Study. He cautioned the Committee to bear in mind that the Study is only 1/3 complete. He informed the Committee that copies of the reports of each phase of the study will be available at public libraries in the City and summaries of each phase will be available to the public.

The meeting was turned over to Mr. Carson who explained, in detail, the findings and recommendations of the Core Area Study Committee.

Continued....

August 10, 1977

After completion of Mr. Carson's presentation, Mayor Searle recommended approval of the report.

Discussion followed the Mayor's motion.

At 11:10 a.m., it was decided, because of deputations having been scheduled for 11:00 a.m., to continue discussion of the Core Area Study at the end of the General Committee meeting.

A recess was held from 11:10 a.m. to 11:20 a.m.

Discussion continued at 4:10 p.m. with Councillor Kennedy in the Chair. Councillor McCallion made the following amendment to Mayor Searle's motion:

That the Phase I Report be adopted in principle, subject to Phases 2 and 3 proceeding which will then start to show up the problems of the location in more detail.

The Chairman ruled that this amendment was out of order.

Councillor Spence recommended the following amendment:

That the Secondary Plan indicate specific proposals for the area around the intersection of Dundas and Hurontario Streets, and that the principle of a District Commercial Centre for that area not be determined until such time as the Core Area Committee can assure Council that the creation of a high intensity core in the Burnhamthorpe Road - Highway #10 Area, will not seriously affect the revitalization of the Dundas and Hurontario Area.

This amendment was voted on and lost. Mayor Searle's motion of approval was then voted on and carried.

File: 184-77 See Recommendation #1056 (R. Searle)

2. Letters dated July 26, 1977, from Mr. R. K. Webb, solicitor for Avenue Excavators Ltd. with reference to proposed plan of subdivision T-24992, located on the west side of Durie Road, at Carolyn Road, just east of the Credit River. Mr. Webb outlined three issues he wished to discuss:

Continued.....

ITEM 2 CONTINUED:

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August 10, 1977

- (a) the requirement as to landscaping of Block A and the island at the Carolyn Road entrance at Durie Road
- (b) the requirement that the developer pay cash in lieu of land for park purposes
- (c) storm sewer oversizing

A report dated July 29, 1977, from the Commissioner of Recreation and Parks regarding landscaping and the park dedication, was attached to the agenda. Mr. Halliday recommended:

- (a) That the applicant be advised of City policy with respect to park linkages and traffic islands for park dedication purposes;
- (b) That the applicant be advised if he wishes a review of the plan of subdivision to contact the Planning Department in this regard;
- (c) That the applicant be urged to meet with the Recreation and Parks Department in order to resolve the cost of landscaping the traffic island and Block A.

Comments from the Commissioner of Engineering, Works and Building dated August 9, 1977, regarding the storm sewer oversizing, were distributed to the Committee.

Mr. Webb appeared before the Committee and requested that the item be referred to the next Council meeting in order to give him an opportunity to meet with the Engineering Department. The Committee agreed to this request.

File: T-24992

August 10, 1977

3. Report dated July 25, 1977, from the Commissioner of Recreation and Parks, and report dated August 4, 1977, from the Commissioner of Engineering, Works and Building with reference to United Lands Corporation Industrial Plan of subdivision located south of the Q.E.W. and west of Southdown Road. Mr. David Finch of United Lands appeared before the General Committee on July 6, 1977, and made a presentation regarding the above development. A copy of the brief is also attached. The Committee recommended that Mr. Finch's presentation be referred for staff for a report. Briefly, Mr. Finch appealed two levies which the City is requiring him to pay regarding the proposed development:

- (a) Double levy which the Engineering Department has imposed in connection with arterial roads as a condition of approval. United Lands is being charged with half the cost of the planned improvements to South Sheridan Way and in addition, is being required to pay the \$2,300.00 per acre arterial road levy.

Mr. Finch pointed out that United Lands has built and paid for Bromsgrove Road, Truscott Drive and Thornlodge Drive in its overall development.

- (b) Parkland dedication. Mr. Finch pointed out that United Lands has provided sufficient parkland for this area, including the three acres of land on which the community centre is built.

Mr. Halliday recommended that the requirement of a 5% cash in lieu of parkland dedication be allowed to stand and that the application of United Lands Corporation now being processed be treated on its own merit without reference to previous parkland dedications.

Mr. Taylor recommended that the developer be required to pay the \$2,300.00 per acre Major Road Improvement Levy, but that the requirement of 50% cash contribution towards the future reconstruction of South Sheridan Way, be deleted.

Mr. David Finch appeared before the Committee and advised that he was in agreement with Mr. Taylor's recommendation but was not satisfied with Mr. Halliday's recommendation.

Mr. Halliday stated that if the 5% requirement was waived, he was concerned about the reaction of other developers who have overdedicated. Councillor Spence moved adoption

Continued....

August 10, 1977

3. Report dated July 25, 1977, from the Commissioner of Recreation and Parks, and report dated August 4, 1977, from the Commissioner of Engineering, Works and Building with reference to United Lands Corporation Industrial Plan of subdivision located south of the Q.E.W. and west of Southdown Road. Mr. David Finch of United Lands appeared before the General Committee on July 6, 1977, and made a presentation regarding the above development. A copy of the brief is also attached. The Committee recommended that Mr. Finch's presentation be referred for staff for a report. Briefly, Mr. Finch appealed two levies which the City is requiring him to pay regarding the proposed development:

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Mr. Halliday stated that if the 5% requirement was waived, he was concerned about the reaction of other developers who have overdedicated. Councillor Spence moved adoption

Continued....

August 10, 1977

of both reports.

Mr. G. Farantatos, a developer who purchased industrial land from United Lands Corporation, also addressed the Committee and stated that his company had over dedicated about 9 acres in this area which should be credited to United Lands Corporation.

Councillor Spence withdrew her motion to adopt Mr. Halliday's report and suggested that Mr. Halliday discuss the matter with the City Solicitor and prepare a report for Council on August 15, 1977. The recommendation as set out in Mr. Taylor's report was voted on and carried.

File: 66-77 See Recommendation #1057 (M. H. Spence)

NOTE: Councillor Butt declared a conflict and refrained from all discussion and voting on recommendation #1057.

4. Report dated June 23, 1977, from the Commissioner of Engineering, Works and Building with reference to the Shady Lawn Court Erosion Control Project. The following material was also attached:

- (a) Report dated January 26, 1977, from the Commissioner of Engineering, Works and Building setting out a cost sharing arrangement for the project.
- (b) Letter dated April 29, 1977, from the affected residents, advising the City that they will contribute a total of \$5,000.00 towards the project and indicating they will grant a temporary easement to the City.

This item was previously on the General Committee agenda; however, it was requested that the matter be deferred to this meeting in order that the residents would be able to attend.

In his report of June 23, 1977, Mr. Taylor recommended:

Continued....

August 10, 1977

- (a) That the residents of houses numbered 13, 15, 17, and 19, Shady Lawn Court be advised that the City cannot consider proceeding with the Shady Lawn Court Erosion project for their benefit unless they are prepared to make a financial commitment of \$10,000.00 together with the granting of the necessary Permanent Easements over all of the lands on which work is to be undertaken; and that the residents waive any undertaking from the City to do further remedial works north of their lands.
- (b) That the residents be advised that if they cannot meet the City's requirements by July 31, 1977, this matter cannot proceed in the year 1977.

Mr. Wm. Catto, resident of 19 Shady Lawn Court, representing the residents affected by the erosion, appeared before the Committee. He stated his appreciation for the time spent by Councillor McCallion, the City Engineer and the Credit Valley Conservation Authority on this matter. He advised that the \$5,000.00 contribution arrived at by the residents was based on a number of factors:

- (a) cause of the damage
- (b) actual cost was estimated at \$70,000.00 to \$80,000.00 not \$100,000.00.
- (c) costs incurred by the residents apart from this work, such as replanting of trees, replacing fences, etc.

Mr. Catto was of the opinion that excessive damage was caused by the Mullett Creek Diversion and the change in the River bed caused by the installation of a sewer. Because of these factors and because the Municipality had carried outwork on a creek in another location without cost to the residents, he felt \$5,000.00 was a fair amount.

Mayor Searle moved that the residents be required to contribute \$5,000.00 rather than \$10,000.00.

Councillor McKechnie moved the following amendment:

"That the residents be required to pay \$10,000.00 on a local improvement basis over a period of 20 years."

After further discussion, the recommendation of the Commissioner of Engineering, Works and Building, as amended by Councillor McKechnie, was voted on and carried.

File: 54-76

See Recommendation #1058 (F. McKechnie)

August 10, 1977

5. The following recommendation of the Condominium Development Committee made on July 12, 1977, was approved by Council on August 2, 1977:
- (a) That a representative of the residents of the proposed Victoria Wood Condominium on Formentera Drive and the developer, Victoria Wood Development Corporation, be requested to appear before the next General Committee of Council scheduled for August 10, 1977, in an attempt to resolve the difficulties of the residents and to expedite the registration of this development located on Lots 88 and 89 of Registered Plan 28 as much as possible.
 - (b) That Victoria Wood Development Corporation Limited be asked to explain why the sales representative indicated to the prospective purchasers of the townhouse units that it was their intention to register two condominium corporations when it appears that only one was planned from the conception of this project.
 - (c) That the condominium proposed for Lots 88 and 89 of Registered Plan 28 not be split into two corporations.

Councillor Taylor informed the Committee that there were two basic problems related to this development:

- (a) problem with registration
- (b) problem of communication between the developer and the purchasers

Mr. Peter Carlson of the Peel Condominium Association addressed the Committee on behalf of the residents. He stated that the concern of the residents was that only one corporation be registered; not two as they were told by salesman. The second concern was the delay in registration. The residents were advised that registration would take place in March of 1977 and to date, the condominium is still not registered.

Mr. C. Christie, a resident of the development, advised the Committee that prospective purchasers were led to believe that recreational facilities would be provided for their use; however, the fact is that when these facilities are constructed, they must be shared by a number of condominiums, as well as two rental apartment buildings.

Mr. George Kizzoff, representing Victoria Wood, addressed the Committee and outlined the reasons why

Continued....

August 10, 1977

registration was delayed. He also stated that on a number of occasions, he had written to the residents advising them of the status of registration. The Committee was also informed by Mr. Kizzoff that most of the sales staff involved in the sale of these particular units, are no longer employed by Victoria Wood. He assured the Committee that at no time, was it the intention of Victoria Wood to register two condominium corporations.

Karen Findlay, a resident of Peel Condominium 19 also developed by Victoria Wood, briefly addressed the Committee regarding the proposed recreational facilities.

Following discussion by members of the Committee, Councillor Taylor recommended that the presentation be received.

File: CDM 76-101 See Recommendation #1059 (L. Taylor)

6. Mr. S. F. Borrell, President of Peel Condominium Corporation #24 appeared before the Condominium Development Committee meeting on July 12, 1977, with respect to the need for his condominium corporation to repair the roofs of the units at an estimated cost of \$180,000.00. Mr. Borrell outlined the difficulties facing the condominium corporation in raising the funds required and requested that the Municipality consider ways and means of assisting the condominium corporation in meeting these financial obligations. The Condominium Development Committee recommended that Mr. Borrell's request be referred to the Building Department for a report, outlining the history of the project and whether the construction of the roof complied with Municipal By-laws and the National Building Code. The Committee also recommended: (b) That the Legal Department be requested to prepare a report, with respect to ways and means in which the municipality can assist; (c) That a representative of Bramalea Consolidated Corporation Limited be requested to attend the meeting of General Committee when these reports are considered.

The above recommendations were approved by Council on August 2, 1977.

Continued.....

ITEM 6 CONTINUED:

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August 10, 1977

The City Solicitor advised the Committee that the City cannot be of any financial assistance to the residents. He further advised that the matter of investigation by the Building Division should be discussed In Camera.

On a motion by Mayor Searle, the Committee moved In Camera at 1:25 p.m. to discuss Item 6. The Committee moved Out of Camera at 2:05 p.m. The following recommendation was made by Councillor Spence: That a meeting be held with Bramalea Consolidated, the residents of the condominium corporation and the ward councillor to discuss the repairs to the roof. This motion was voted on and carried. Representatives of Bramalea Consolidated and residents of Peel Condominium #24 were present and were advised of the recommendation.

File: 181-77 See Recommendation #1060 (M.H.Spence)

A motion for recess was made at 2:05 p.m. The meeting reconvened at 2:20 p.m. Councillor McKechnie returned at 2:35 p.m.; Councillor Spence at 3:05 p.m. and Mayor Searle at 2:40 p.m.

The following additional item, not listed on the agenda, was considered by the Committee at the request of Councillor McCallion.

7. Council, on August 2, 1977, received a petition from residents on Joymar Drive regarding the following:
 - (a) bus service on Joymar Drive. The residents requested that large buses be removed.
 - (b) Retention of their street as a "rural road".
 - (c) Installation of "No Heavy Truck" signs.

Mr. Murray Williams, a resident of Joymar Drive, attended the General Committee meeting and presented a brief dated August 10, 1977, setting out in detail the concerns of the residents. The residents again requested that Joymar Drive be surfaced with tar and gravel and not asphalt; that the "No Heavy Truck" signs be reinstalled; that the large buses be removed from the street and that mini bus service be once every hour rather than every half hour.

Continued.....

August 10, 1977

The Transit Manager was present for the discussion of this item. Mr. Dowling advised that the Transit Department would remove Route 9 from Joymar Drive which are the large buses. These buses would have to be rerouted along Queen Street. He stated he did not wish to reduce the mini bus service along Joymar Drive to an hourly service as this, in his opinion, would be no service at all.

It was decided that Councillor McCallion would check with residents using that particular service (Route 10) if they would object to reducing the service to an hourly rather than half-hourly. She will report her findings to Council on August 15, 1977.

The Commissioner of Engineering, Works and Building advised the Committee that he recommended the asphaltting of Joymar Drive because this type of surface lasts three times as long as surface treatment. He also assured the residents that the signs would be in their locations immediately.

Councillor McKechnie recommended that Joymar Drive be resurfaced with asphalt. This recommendation carried.

File: 112-77

49-77

24-77

See Recommendation #1093 (F. McKechnie)

8. Council, on August 2, 1977, passed the following resolution: "That the draft by-law prepared in 1976 regarding smoking in public places, be placed on the agenda of August 10 General Committee." A copy of the draft by-law was attached. The Committee was advised that this matter was last discussed on November 10, 1976, and an excerpt from the minutes of that meeting, was attached. A letter dated August 8, 1977, from the Peel Non-Smokers' Rights Association, was distributed to the Committee. This Association requested that Council defer any consideration until it has an opportunity to consider it. Councillor McKechnie recommended that the matter be deferred until the first General Committee meeting in September. This motion carried.

File: 164-76

See Recommendation #1061 (F. McKechnie)

August 10, 1977

9. Report dated August 3, 1977, from the City Solicitor regarding three sublicenses for the use of St. Lawrence Park from the City of Mississauga, to Mississauga South Soccer Club, Lakeshore Industrial League, and Mississauga Select Soccer League. A copy of the report dated May 6, 1977, from the City Solicitor and a copy of the agreement entered into between the City and St. Lawrence Starch, were also attached. Mr. Clark recommended that the sub-licenses be executed.

File: 17-77

Approved

See Recommendation #1062 (H. Kennedy)

10. Report dated July 26, 1977, from the City Solicitor with reference to Restricted Area By-law 570-75, Cadillac Fairview Corporation (convenience store site located at the south-east corner of Winston Churchill Boulevard and The Collegeway). The Committee was advised that at the time of the hearing, the Ontario Municipal Board directed that a site plan be agreed upon, by the City, Cadillac-Fairview and the objector. A site plan has now been submitted which is satisfactory to all parties. It is now necessary to finalize the matter in order that the zoning can be approved by the Ontario Municipal Board. Mr. Clark recommended that the agreement dated June 10, 1977, between the City and Cadillac Fairview, be executed.

File: By-law
570-75

Approved

See Recommendation #1063 (H. Kennedy)

11. Report dated July 27, 1977, from the City Solicitor regarding an application to the Land Division Committee by Douglas E. Brown, B 64/77-M. The Land Division Committee granted the severance, subject to site plan approval. The agreement which was attached, implements that condition. Mr. Clark recommended that the agreement dated July 26, 1977, between the City and Mr. Brown, be executed.

File: 66-77

Approved

See Recommendation #1064 (P. Leavers)

August 10, 1977

12. Report dated July 25, 1977, from the City Treasurer regarding the implementation of Market Value Assessments in the Calculation of Resources Equalization Grants. This report was prepared as a result of a resolution passed by the City of Windsor on July 4, 1977, a copy of which was attached. The City of Windsor requested that the City endorse this resolution. Mr. Munden recommended that the letter dated July 12, 1977, from the City of Windsor be received and not endorsed.

File: 67-77

Received

See Recommendation #1065 (T. Butt)

13. Report dated August 3, 1977, from the City Clerk with regard to Bill 49, An Act Respecting Municipal Elections. This report was prepared as a result of the following resolution passed by Council on August 2, 1977:

"That the City's Official Reply to the Municipal Elections Act presented to the Province, be placed on the August 10 General Committee Agenda."

All previous material related to this matter was also attached. Mr. Julian recommended that Council concur with the concerns expressed by him and that a copy of his report be forwarded to the Honourable W. D. McKeough, Treasurer of Ontario and Minister of Economics and Intergovernmental Affairs.

File: 183-76

Approved

See Recommendation #1066 (T. Butt)

14. Report dated August 4, 1977, from the Assistant Property Agent in which he recommended that the sum of \$24,525.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application OZ-14-77, Mercury Marine Limited located on the east side of Stanfield Road, south of Dundas Street.

File: OZ-14-77

Approved

See Recommendation #1067 (T. Butt)

August 10, 1977

15. Report dated August 4, 1977, from the Assistant Property Agent with reference to the 5% cash in lieu of land dedication for application B 26/77-M, Kamato Holdings Limited. The previous report of the Property Agent relating to this matter dated March 24, 1977, was also attached. Mr. Johnston recommended that the sum of \$5,278.50 be accepted as the cash payment in lieu of the 5% dedication in connection with application B 26/77-M, (south west corner of Ambler Drive and Jayson Court) and that the amount of \$586.50 be refunded to the developer.

File: 66-77

Approved

See Recommendation #1068 (F. McKechnie)

16. Report dated July 20, 1977, from the Property Agent in which he recommended that the sum of \$27,250.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application OZ-74-75, Welglen Limited, located on Richview Lane, with an area of approximately 2.1 acres.

File: OZ-74-75

Approved

See Recommendation #1069 (F. McKechnie)

17. Report dated July 21, 1977, from the Property Agent in which he recommended that the sum of \$1,600.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with application B 106/77-M, Michael Dobbs, Lot 70, Plan C-22 located on Eastmount Avenue and zoned R4 residential.

File: 66-77

Approved

See Recommendation #1070 (F. McKechnie)

18. Report dated July 25, 1977, from the Property Agent in which he recommended that the sum of \$38,700.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with proposed plan T-22655, F.F. Construction Limited, comprising 18 residential detached lots zoned R3 located at the northerly extension of Florian Road.

File: T-22655

Approved

See Recommendation #1071 (F. McKechnie)

August 10, 1977

19. Report dated July 26, 1977, from the Property Agent in which he recommends that the sum of \$28,000.00 be accepted as the cash payment in lieu of the 5% land dedication in connection with proposed plan T-24795, lots zoned R4 located at the southeast corner of Given Road and Maple Grove Avenue.

File: T-24795

Approved

See Recommendation #1072 (F. McKechnie)

20. Report dated August 3, 1977, from the Assistant Property Agent regarding Dundas Street East Bridge Extension and Cooksville Creek and Oshawa Properties Limited, 60 Dundas Street East. Mr. Johnston recommended that the Agreement dated July 28, 1977, signed by Oshawa Properties Limited covering part Lot 20, Plan E-19 designated as parts 1 and 2 on Plan 43R-4930 be accepted and executed by the City.

File: PN 75-153

Approved

See Recommendation #1073 (F. Leavers)

21. Report dated August 4, 1977, from the Assistant Property Agent regarding the Troy Street Turning Basin and M.T.C. Mr. Johnston advised that the City has been trespassing on M.T.C. lands for a number of years and the Ministry wishes to clear the situation because the land in this area is in the process of being transferred by the Ministry to TATO. Mr. Johnston recommended that the Property Agent be authorized to negotiate the acquisition of part 1, Plan 43R-5059 from the Ministry of Transportation and Communications at market value.

File: 22-77

Approved

See Recommendation #1074 (F. Leavers)

22. Report dated July 29, 1977, from the Property Agent regarding the Mississauga Crescent Storm Sewer Easement, 629 Mississauga Crescent. Mr. Wilkinson recommended that the Grant of Easement dated June 22, 1977, from Jean Florence Sinclair to the City over part of Lot 8, Plan 432, be accepted and executed by the City.

File: 84-77
PN 75-052

Approved

See Recommendation #1075 (F. Hooper)

23. Report dated July 27, 1977, from the Property Agent regarding Ring Road - King Street Extension and Shell Property, 2515 Hurontario Street. The Committee was advised that Council on April 12, 1977, approved the recommendation that the Property Agent be authorized to acquire the total Shell Canada Holdings for the King Street Extension. A copy of the report dated March 28, 1977, from the Property Agent was also attached. Mr. Wilkinson recommended that the Offer to Sell dated July 13, 1977, Shell Canada Limited to the City, covering parts 8, 9 and 10, Plan 43R-493, be accepted and executed by the City.

File: P 14-72

Approved

See Recommendation #1076 (F. McKechnie)

24. Report dated July 26, 1977, from the Transit Manager regarding a free pass for the Mentally Handicapped Persons at Red Oak School. This report was prepared as a result of a request from the Peel Board of Education. The letter dated June 14, 1977, from the Board, was also attached. Mr. Dowling concluded that while the loss of revenue will not be critical to the overall operation of the Transit Budget, this is a Council policy decision to make and he awaited Council's direction. Councillor McKechnie recommended that the request be approved. This motion carried.

File: 112-77 See Recommendation #1077 (F. McKechnie)

August 10, 1977

25. Letter dated July 27, 1977, from the City of Cambridge setting out a resolution passed on July 18, 1977, by the Cambridge City Council regarding home insulation products. The City was requested to endorse this resolution. Councillor Leavers recommended that the City endorse it. This motion carried.

File: 67-77

See Recommendation #1078 (F. Leavers)

26. Letter dated July 21, 1977, from the Minister of Transportation and Communications with reference to the GO Line to Streetsville/Meadowvale Area. Council, on July 12, 1977, passed the following resolution:

"Whereas great confusion exists in regard to the implementation of the GO line along the C.P.R. line to the Streetsville-Meadowvale Area;
Whereas at a meeting of the Meadowvale West Homeowners Association in June 1977, Mr. Howard, General Manager of T.A.T.O.A. advised the Association in reply to a direct question concerning the date of implementation that the service would begin in the fall of 1979;
Whereas a newsletter was distributed following the above referred to meeting to the residents of Meadowvale West;
Whereas a recent statement in the press by Mr. C. McNab, Chairman of T.A.T.O.A. that the Go Service is not possible until 1980 or 1981;
Therefore be it resolved that the City Council request the Hon. James Snow, Minister of Transportation and Communications to clarify the status of the GO Service to the Streetsville Meadowvale Area."

The letter from the Minister is in reply to the above noted resolution.

File: 121-77

Received

See Recommendation #1079 (F. Leavers)

August 10, 1977

27. Report dated August 2, 1977, from the Commissioner of Engineering, Works and Building with reference to a request by Peel Regional Police for a three way stop at Candish Lane and Johnathan Drive. Mr. Taylor recommended that a three-way stop be placed at the intersection of Candish Lane and Johnathan Drive and that the by-law amending by-law 234-75 as amended, be approved.

File: 86-77

Approved

See Recommendation #1080 (T. Butt)

28. Report dated July 28, 1977, from the Commissioner of Engineering, Works and Building with reference to parking conditions at West Side Family Restaurant, 170 Lakeshore Road West. This report was prepared as a result of a request by Mr. A. Destunis, through Councillor Leavers. Mr. Taylor recommended:

- (a) That angle parking be permitted for a one hour time limit on the boulevard area on the east side of Mississauga Road, immediately north of Lakeshore Road West.
- (b) That the by-law to amend Traffic By-law 234-75, as amended, be approved.
- (c) That the necessary agreement forms accompanying this by-law revision, be executed by the Mayor and the Clerk.

File: 86-77

Approved

See Recommendation #1081 (F. Leavers)

29. Report dated July 27, 1977, from the Commissioner of Engineering, Works and Building regarding Plan T-25475, Edrich Group located on the east side of Stanfield Road just north of Greening Avenue. Mr. Taylor recommended that upon approval by the Legal Department of the Engineering Agreement and Transfers of Land and Easements, and upon fulfillment of the outstanding items listed in

Continued....

August 10, 1977

the memo dated July 19, 1977 (copy was attached), the Mayor and the Clerk be authorized to execute the Engineering Agreement and Transfers of Land and Easements.

File: T-25475

Approved

See Recommendation #1082 (T. Butt)

30. Report dated July 29, 1977, from the Commissioner of Engineering, Works and Building regarding the status of the Ontario Home Renewal Programme. Mr. Taylor recommended that his report be forwarded to the Minister of Housing.

File: 161-77

Approved

See Recommendation #1083 (F. Leavers)

31. Report dated July 28, 1977, from the Commissioner of Engineering, Works and Building regarding the appointment of Peace Officers for the enforcement of parking by-laws on private property. Mr. Taylor recommended:

- (a) That no further appointments be made of Peace Officers who are not employed as security Personnel on a full-time basis and that such Peace Officers be appointed only on the understanding that they will appear in court when the occasion demands.
- (b) That private individuals now serving as Peace Officers not be replaced when they cease to function in this capacity.

Councillor McKechnie recommended that this report be referred to the Condominium Development Committee for its consideration. This motion carried.

File: 87-77

See Recommendation #1085 (F. McKechnie)

August 10, 1977

32. Building Report for the month of July 1977.

File: 159-77

Received

See Recommendation #1086 (F. Leavers)

33. Report dated August 2, 1977, from the Commissioner of Planning regarding proposed condominium CDM 76-122, Whitehall Development Corporation Limited located on the east side of Montevideo Road, west of Glen Erin Drive, part of Lot 142, Plan M-147. Mr. Edmunds recommended that this proposed condominium be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated August 2, 1977.

File: CDM 76-122

Approved

See Recommendation #1087 (L. Taylor)

34. Report dated August 2, 1977, from the Commissioner of Planning regarding proposed condominium CDM 76-133, Samuel Sarrick Limited located on the south-west corner of Glen Erin Drive and Montevideo Road, lot 73, Plan M-146. Mr. Edmunds recommended that the proposed condominium be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated August 2, 1977.

File: CDM 76-133

Approved

See Recommendation #1088 (L. Taylor)

35. Report dated August 2, 1977, from the Commissioner of Planning regarding proposed condominium CDM 76-149, Victoria Wood Development Corporation Limited, located on the south side of Montevideo Road, west of Glen Erin Drive, Lot 72, Plan M-146. Mr. Edmunds recommended that the proposed condominium be recommended for approval to the Ministry of Housing, subject to the conditions outlined in the Planning Staff Report dated August 2, 1977.

File: CDM 76-149

Approved

See Recommendation #1089 (L. Taylor)

August 10, 1977

36. Notice of Application to the Ontario Municipal Board by the City of Brampton for approval of its Restricted Area By-law 155-77, being a by-law to implement the provisions of Section 35a of The Planning Act. In a memo dated August 4, 1977, the Director of Development Control advised that he could see no reason for the City to object. Councillor Leavers recommended that the City not object.

File: 75-77 See Recommendation #1090 (F. Leavers)

37. Notice of Application to the Ontario Municipal Board by the City of Brampton for approval of its Restricted Area By-law 133-77, being a by-law to implement the provisions of Section 35b of The Planning Act. In a memo dated August 3, 1977, the Director of Development Control advised that he could see no reason for the City to object to this by-law. Councillor Leavers recommended that the City not object.

File: 75-77 See Recommendation #1091 (F. Leavers)

38. Letter dated July 27, 1977, from the Peel Board of Education advising that the Board on July 19, 1977, approved the following recommendation:

"That the Board release the Michell Row Junior school site from its purchase agreement."

Also attached was an extract from the General Committee Minutes of June 15, 1977, at which time it was recommended that this matter be referred to the Board of Education and that all related material be referred to the Board. All reports and other related material were again attached to the agenda.

Councillor Spence recommended that the developer be requested to sell to the City five acres of the site at the same price at which he would have sold it to the Board of Education. This recommendation lost. Councillor Butt recommended that the information received from the School Board, be received. This motion carried.

File: 26-77
120-77
10-77 See Recommendation #1092 (T. Butt)

August 10, 1977

39. Report dated August 5, 1977, from the Commissioner of Recreation and Parks with reference to a request for permission to operate a ski sale out of Huron Park Arena on September 8, 9 and 10, 1977. Mr. Halliday recommended that Paul Hurley Sport Shop be granted permission to operate a Ski Show and Sale out of Huron Park Arena on the dates set out. After a brief discussion, Councillor Leavers requested that this item go to Council without a recommendation and that a report be obtained from the City Solicitor.

File: 17-77

40. Report dated August 4, 1977, from the Commissioner of Recreation and Parks with reference to Improvement of Bridge over the Mullett Creek at Dolphin Park. This report was prepared as a result of a discussion at the Planning Committee meeting on May 3, 1977, when rezoning application OZ-28-76, Alaska Holdings, was considered. At that meeting, the Planning Committee requested that the Parks and Recreation Department be requested to report to General Committee on the feasibility and costs of improving the existing bridge over the creek near Dolphin School to make it a more appropriate pedestrian facility. Mr. Halliday advised that any improvements can be effected as a part of the Recreation and Parks Department's maintenance function and that this work would be undertaken shortly.

File: OZ-28-76
10-77

See Recommendation #1093 (T. Butt)

Received

41. Item 40 listed on the agenda, re Bicycle Race to be held on September 17, 1977, by the Mississauga Cycling Club at Sheridan Research Centre, was not considered, because the Club has cancelled the race.

File: 17-77
42-77

August 10, 1977

42. Report 7-77 of the Recreation and Parks Committee meeting held on July 11, 1977.

Item No. 65 - A report was attached from the Commissioner of Recreation and Parks regarding this item. This report did not amend the recommendation.

Item No. 66 - A report dated July 15, 1977, from the Commissioner of Recreation and Parks was attached. Mr. Halliday recommended that his report be referred to the September meeting of the Recreation and Parks Committee (Trespassing in Outdoor Swimming Pools). Recommendation 66 was amended by an additional section.

Item No. 73 - A report dated July 18, 1977, from the Commissioner of Recreation and Parks was attached. Mr. Halliday recommended that the cost of sending a citizen member(s) to the International Recreation and Parks Association Conference in Las Vegas, be charged to the Personnel Department's Courses Account up to a maximum of \$1,300.00.

Councillor Bean stated he supported one citizen going at a cost of \$665.00. He recommended that this amount be taken from the Council Conference Budget. This motion lost. Councillor McKechnie moved approval of Mr. Halliday's recommendation. This motion carried.

Item No. 72 - This recommendation was amended by the deletion of the word "not" in the second line.

The remainder of the report was approved as presented.

File: 182-77 See Recommendations #1094 to #1102 Incl.
(F. Hooper)

RECOMMENDATIONS: As Per Report No. 29-77

ADJOURNMENT: 5:30 p.m.



City of Mississauga

MEMORANDUM

To MAYOR & MEMBERS OF COUNCIL

From T. L. Julian

Dept. _____

Dept. Clerk's

AUGUST 12, 1977

ADDITIONAL ITEMS FOR
CITY COUNCIL AGENDA
AUGUST 15, 1977

1. DEPUTATIONS

Mr. Switzer of Urban Equities Limited, will appear before Council to request that the plan of subdivision under file T-74094, Sherwood Meadows, Part of Lots 14 & 15, Conc. 2, N.D.S., located on the east side of Highway 10, north of Burnhamthorpe Road, be released for processing.

2. ITEMS REQUIRING DIRECTION

C-1 - Attached is an additional piece of correspondence which was received too late to be placed on the agenda. Due to the urgency of this matter, Council's direction is required with reference to the nominations for recipients of the medal commemorating the 25th Anniversary of the Accession of Her Majesty the Queen of the Throne.

3. REPORTS FROM MUNICIPAL OFFICERS

R-18 - FILE 42-77 - ROAD CLOSINGS (WATER STREET)

Report dated August 11, 1977, from Mr. B. Clark, Q.C., with reference to the closing of part of Water Street, in the former Town of Streetsville. To be received. By-law Available.

R-19 - FILE 17-77 - RECREATION & PARKS (CANADA SUMMER GAMES 1981)

Report dated August 11, 1977, from Mr. E. Halliday, Commissioner of Recreation and Parks, with respect to the City of Mississauga hosting the 1981 Canada Summer Games. To be received. Resolution Available.

continued.....

AUGUST 12, 1977
PAGE 2

4. UNFINISHED BUSINESS

UB-1 - FILE 35-77 - REGION OF PEEL
FILE 115-77 - CITY HALL

Report dated August 12, 1977, from Mr. E. Halliday, Acting City Manager with respect to the Regional and City Centre Proposal by S. B. McLaughlin. Mr. Halliday was requested to prepare this report as set out in UB-1 listed on the agenda.

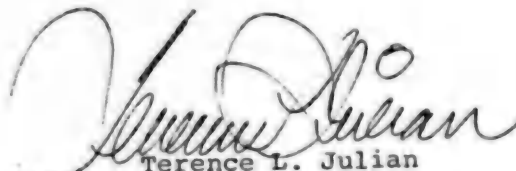
UB-3 - FILE 17-77 - RECREATION AND PARKS

Report dated August 11, 1977, from Mr. B. Clark, Q.C., with respect to the request for permission to operate a ski sale out of Huron Park Arena on September 8th, 9th and 10th, 1977. Mr. Clark was requested to prepare this report as set out in UB-3 listed on the agenda. To be received. Resolution Available.

5. MOTIONS

- (r) Motion re supplementary subsidy monies to cover construction on the Second Line East and also on Lakeshore Road at Winston Churchill Boulevard.

Also, subsequent to the preparation of the agenda, deputations #3(e) and #3(f) have been deleted from the agenda. Mr. R. Webb and Mr. D. Barkley have advised that it is not necessary for them to appear before Council at this time.


Terence L. Julian
City Clerk

TLJ/sjl
encl.

AUG 10 1977

RECEIVED
Deputy Minister
REGISTRY NO.
DATE AUG 12 1977
FILE NO.
CLERK'S DEPARTMENT

Office of the
Premier

Parliament Buildings
Queen's Park
Toronto Ontario

August 4, 1977

Dear Mr. Markson:

As the Secretary of State of Canada announced some time ago, a medal commemorating the 25th anniversary of the accession of Her Majesty the Queen to the Throne will be distributed in Canada and throughout the Commonwealth during 1977.

Arrangements for awarding the Medal are similar to those followed for other commemorative Medals, as for example, the Centennial Medal in 1967 and the Coronation Medal in 1952. Recipients will be drawn from a broad range of categories including the professions, education and the arts, charitable and other voluntary societies, as well as the legislative, administrative and operating branches of the federal, provincial and local governments.

The award of the Medal is intended as an expression of appreciation of exemplary service rendered by the recipients in their various walks of life, and of the esteem in which they are held by their associates.

Quotas have been established relative to the numbers of persons engaged in these numerous fields of activity and, in the case of municipalities, on the basis of population. The relevant authorities, societies and other organizations in the public and private sectors are being informed of the quotas and invited to propose the names of those to whom the Medals will be sent.

In connection with the distribution of the Queen's Silver Jubilee Medals by the Government of Canada, the Provinces have been requested to obtain nominations from the municipalities.

... 2

DIRECTION REQUIRED

C-1A

- 2 -

According to the allocations established by the Federal authorities, your Municipality is requested to name 10 persons to receive a Medal.

Realizing that we have been given very little time to respond I would be most grateful if nominations could be sent to:

Mr. Robert Cook,
Chairman of the Queen's Silver
Jubilee Committee,
Office of the Premier,
Room 463, Main Parliament Building,
Queen's Park,
Toronto, Ontario.
M7A 1A1

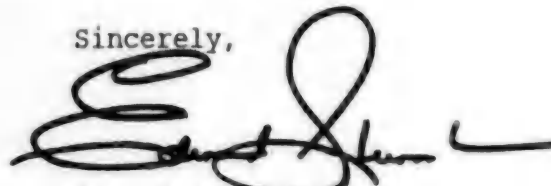
by AUGUST 25, 1977. It is essential that the nomination list be submitted to the Governor General during the first week in September.

The Medals would be mailed to the recipients in advance of Her Majesty's visit to Ottawa in October.

Accordingly, your nominations should indicate full first and family name of the recipient and his or her complete home address including postal code.

Thank you for your attention to this request.

Sincerely,



Edward Stewart

Mr. I.F. Markson,
Chief Administrative Officer,
City of Mississauga,
1 City Centre Drive,
Mississauga, Ontario.
L5B 1M2



City of Mississauga

MEMORANDUM

R-18

To: Mayor and Members of Council From: Basil T. Clark, Q.C.
Dept. City Solicitor

DATE AUG 12 1977

August 11, 1977

FILE NO.

CLERK'S DEPARTMENT

SUBJECT: Exchange of lands between Wilfred Norman Atkinson and the City of Mississauga.

Conveyance from the City to Atkinson of Parts 1 and 3 on Reference Plan 43R-2830, (Water Street) Streetsville.

Conveyance from Atkinson to the City of Part 2 on Reference Plan 43R-2830, Streetsville.

ORIGIN: Implementation of an agreement in principle between Mr. Atkinson and the former Town of Streetsville to exchange lands.. (See attached exchange of correspondence between Atkinson and the Deputy Clerk of the former Town of Streetsville dated October 26, 1970 and November 13, 1970 respectively.)

COMMENTS: This exchange of lands was approved in principle by the Council of the former Town of Streetsville, but never implemented. The lands are shown on the attached extract from Plan 43R-2380. Parts 1 and 3 are shown hatched on the Plan and pertain to Water Street while Part 2 is shown as cross-hatched on the Plan and pertains to land adjacent to Wyndham Street.

As a result of the land exchange, Mr. Atkinson's lands on either side of Water Street will no longer be separated by the street, and the City will have access from Wyndham Street to flood-plain land owned by the City through which the City maintains a nature trail.

Both parcels have a nominal value. On the basis of an appraisal of the lands, Mr. Atkinson has paid \$100.00 as the difference in value between the two parcels.

As a prerequisite to the land conveyance from the City to

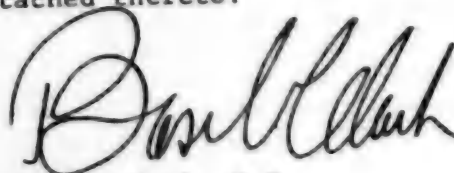
✓ TO BE RECEIVED
BY-LAW AVAILABLE

...../2

R-18A
Page 2
August 11, 1977

Mr. Atkinson, a road closing by-law will have to be passed because that land is situate on part of Water Street.

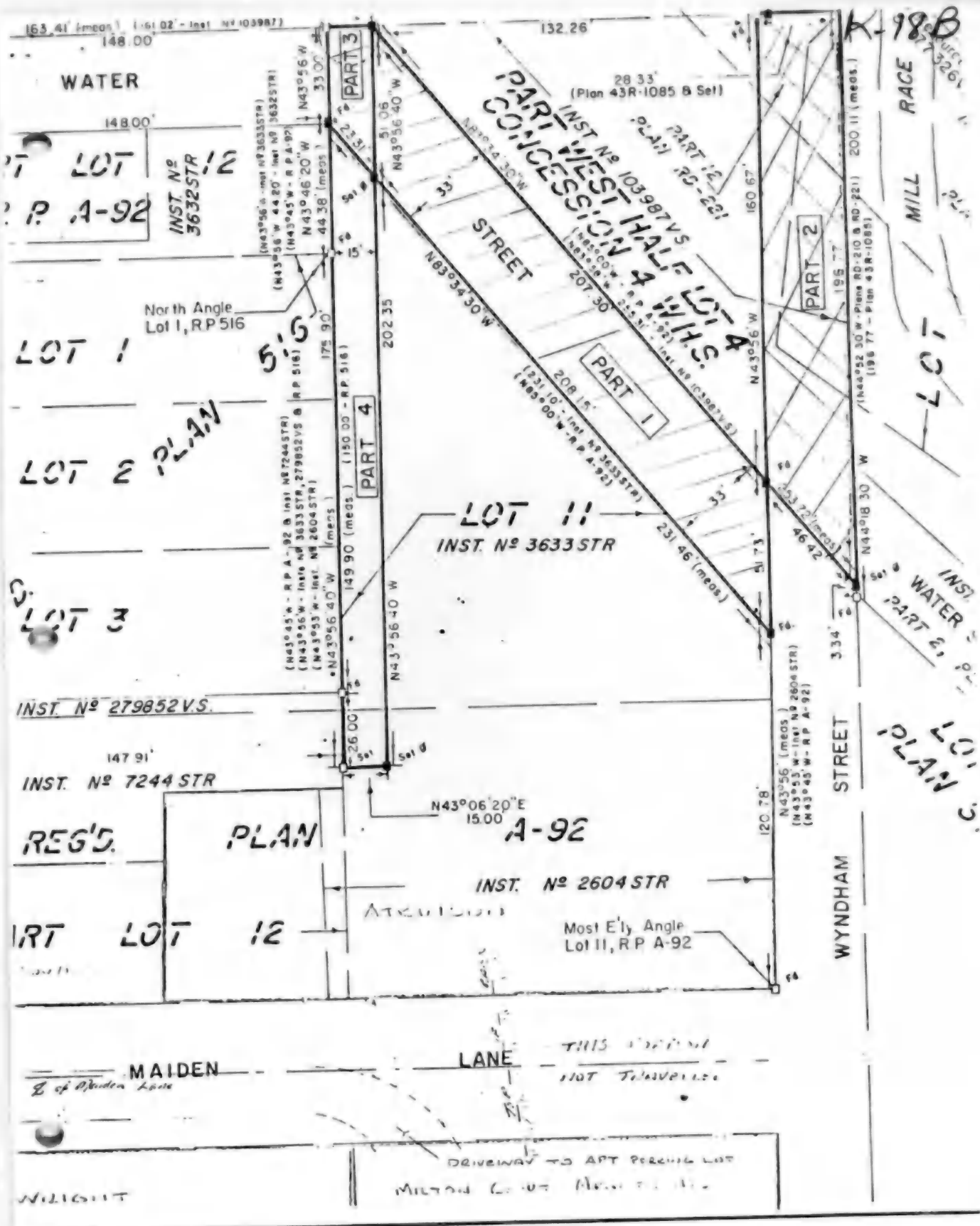
RECOMMENDATION: That the by-law to close part of Water Street be passed by Council, executed by the Mayor and Clerk, and the corporate seal attached thereto.



Basil Clark, Q.C.
City Solicitor

PP/lw

Note: The land being conveyed to Mr. Atkinson has never been used as part of Water Street within living memory and so far as we are aware has always been an unused road allowance.



R-18C

24 Maiden Lane,
Streetsville, Ontario.

October 26th, 1970.

Town of Streetsville,
Roads Committee,

Dear Sir:

A PROPOSAL BY W.N. ATKINSON TO THE
TOWN OF STREETSVILLE

THE PROPOSAL

approximate I will turn over to the Town of Streetsville a portion of my property 33' wide as an extension from the present north eastern limit of my property 200' southeast to meet the northern end of Wyndham Street, in exchange for that portion of Water Street running from a point where my property meets Water Street at the west boundary to where Water Street meets Wyndham Street.

The acceptance of this proposal will:

- (1) provide the Town with an easy, direct entrance to the proposed Park land in that area;
- (2) provide me with a square plan for this section of my property which increases development possibilities;
- (3) provides an improved appearance to that particular area as park entrance.

Trusting this proposal will receive your consideration.

I remain,

Yours truly,

WNA/dc

W. N. Atkinson

The Corporation of The Town of Streetsville

MUNICIPAL OFFICES

STREETSVILLE, ONTARIO

TELEPHONE 826-2131

K-18 D

November 13th, 1970

Mr. W. N. Atkinson,
24 Maiden Lane,
STREETSVILLE, Ontario

Dear Sir:

Re: Proposed Exchange of Lands -
Water Street and Wyndham Street

In reply to your letter of October 26th, 1970, and your attendance at the Special Committee on Roads and Streets held November 4th, 1970, I wish to advise you that the Town Council have approved your proposal in principle and will be carrying out a further study on this matter in the near future.

You will be advised of developments and decisions as the matter is proceeded with.

Yours very truly,

A. E. Falls

A. E. FALLS
Deputy Clerk

AEF/mw



City of Mississauga

MEMORANDUM

R-19

To MAYOR SEARLE AND
Dept. MEMBERS OF COUNCIL

From MR. E. M. HALLIDAY
COMMISSIONER,
Dept. RECREATION AND PARKS DEPARTMENT

RECEIVED

REGISTRY NO.

DATE **AUG 12 1977**

FILE NO. **11-11**

CLERK'S DEPARTMENT

August 11, 1977.

SUBJECT:

CANADA SUMMER GAMES, 1981

ORIGIN:

- Council, May 24th, 1977
- Report No. 141-77

COMMENTS:

Our staff have met with representatives from the Mississauga Sports Complex Foundation regarding the proposed bid for the Canada Summer Games in 1981.

As a result of the proposed project, it would appear that the City will have available multi-purpose facilities worth approximately \$14.5 million with most of the funding provided by the Provincial and Federal Governments. The Foundation itself will also raise substantial funds for this project.

The Recreation and Parks Department capital budget forecasts some \$3 million for facilities similar to a portion of what the Foundation plans to construct.

It should also be mentioned that the Foundation would utilize existing City facilities, primarily for some of the preliminary events. We see no problems in making these facilities available for approx. two (2) weeks in August, 1981.

CONCLUSION:

As a result of the proposal, the City would realize a facility worth some \$14.5 million from an original City contribution of \$3 million.

Cont....

✓ **TO BE RECEIVED
RESOLUTION AVAILABLE**

R-19(A)

- 2 -

Mayor Searle and Members of Council

Canada Summer Games, 1981 (Continued)

RECOMMENDATION:

That the City of Mississauga support the bid of the Mississauga Sports Complex Foundation to host the 1981 Canada Summer Games.

E. M. Halliday
E. M. Halliday,
Commissioner,
Recreation and Parks Department.

EMH/jd



City of Mississauga

MEMORANDUM

UB-1

To: MEMBERS OF COUNCIL
Dept: REGISTRY NO.

From: Mr. E. M. Halliday
Dept: Acting City Manager

DATE AUG 12 1977

FILE NO.

CLERK'S DEPARTMENT

August 12, 1977.

SUBJECT:

REGIONAL AND CITY CENTRE PROPOSAL BY S. B. McLAUGHLIN

COMMENTS:

I met with Mr. W. A. Bodrug, General Manager, Mississauga Development, S.B. McLaughlin Associates Limited, with regard to the financial implications of the City of Mississauga participating in McLaughlin's proposed Regional and City Centre with or without the participation of the Region of Peel.

The proposal from McLaughlin is as follows:-

- (a) Ownership of present City Hall would be transferred to McLaughlin.
- (b) In return for the existing City Hall, 75,000 sq. ft. would be made available at \$2.56 per sq. ft.
- (c) Any additional space over the 75,000 sq. ft. would cost the City \$5.51 per sq. ft.
- (d) City cost per year:

Municipal Building	\$195,064
Share of Plaza	<u>598,900</u>
TOTAL	\$793,964 per year.
- (e) Proposal calls for a 30 year lease.
- (f) The \$793,964 would give the City approximately 100,000 sq. ft. net floor space.

The City presently has a total of 96,500 sq. ft. or a net of 62,000 sq. ft. in City Hall and the Univac 8th and 9th floors.

UB-1(A)

- 2 -

The square footage provided by McLaughlin is about the same as the City presently has, but through design would net out at approximately 20,000 sq. ft. more. According to the Planning Department Report of this year related to Office Space Requirements; by 1986 we will require 160,550 gross sq. ft. and ultimately approximately 250,000 will be needed.

In the McLaughlin proposal the City Hall section would have a gross square footage of 163,000 and a net of 143,000. The area not required at this time would be leased out to private tenants.

Over a 30 year period the McLaughlin proposal would cost the City about \$24,000,000.

It is estimated that the City could build very close to the same square footage for \$15,000,000.

The City Hall should be an identifiable Centre in a prominent and accessible location. If space were leased to outside tenants the public may become confused. Council would also have to look at the desirability of leasing a building situated on City land.

CONCLUSION:

The cost implications of the City participating in the Region/City Complex without the participation of the Region of Peel would indicate that this is not a financially desirable alternative to the City's space requirements.

RECOMMENDATION:

- (1) That the City not accept the McLaughlin proposal to construct City Hall and lease back to the City.
- (2) (a) That the City immediately embark on a design competition for a new City Hall.

OR

(b) Re-institute the Skinner Plan.
- (3) That the proposal include the possibility of leasing or selling the existing City Hall.
- (4) That the target date for occupancy be 1982.

EMH:az

E. M. Halliday,
Acting City Manager.



City of Mississauga

MEMORANDUM

UB-3

To MAYOR AND MEMBERS OF COUNCIL

From Mr. B. Clark, Q.C.

Dept.

RECEIVED

Dept. City Solicitor.

REGISTRY NO.

DATE AUG 12 1977

FILE NO.

CLERK'S DEPARTMENT

August 11, 1977.

SUBJECT:

Request for permission to operate a ski sale out of Huron Park Arena on September 8th, 9th, and 10th, 1977.

ORIGIN:

General Committee on August 10, 1977.

COMMENTS:

I confirm that the use of the facilities at Huron Park for the purpose of selling directly to the public is contrary to the provisions of Section 39 of By-law 5500.

In keeping with the established procedures, I have discussed this matter with Mr. Alex Franks, Manager, of Zoning and Administration.

RECOMMENDATION:

That permission not be granted to Paul Hurley Sport Shop to operate a Ski Show and Sale out of Huron Park Arena on September 8th, 9th, and 10th, 1977.

AC:bd

Basil Clark, Q.C.
City Solicitor.

✓ TO BE RECEIVED
RESOLUTION AVAILABLE

R20

PRESENTATION TO MAYOR AND MEMBERS OF COUNCIL

RE: Increase in the Minimum Flat Rate

August 15, 1977

1. My name is Art Taylor and I, together with Bill Knight, my colleague on the Mississauga Taxicab Authority, have been asked to make a presentation to Council requesting Council to authorize an increase in the minimum flat rate from \$3.00 to \$4.00 for taxi fares originating at Toronto International Airport.
2. Mr. Mayor, as you know, all Mississauga taxicab operators are governed by the Mississauga Taxicab By-law 411-74. Section 45(a) of this By-law states that if a driver refuses a fare, he is subject to disciplinary action by the Authority and could conceivably have his Mississauga taxi driver's license withdrawn. This, of course, would ruin his livelihood. No doubt, Mr. Mayor, everyone is aware that we, at the Airport, that is the taxi operators, must wait in line for hours at a time to receive a fare. On a number of occasions, Mississauga operators wait in line and then receive very short trips - for which the minimum flat rate of \$3.00 is charged. This rate was approved by Council in November, 1975, and reference will be made to it later in this presentation. To wait in line for two or three hours and receive a fare for \$3.00 makes us the lowest paid of any worker in the Province if not in the Country. And, of course, Mr. Mayor, when you take into account the fixed cost of operating a taxicab such as Insurance, brokerage fees and depreciation of equipment, the return is minimal.

August 15, 1977

3. What makes matters worse is that of nearly 400 cabs which operate at the Airport, approximately 200 of them are licensed by municipalities other than Mississauga. This means that the Section of the Mississauga Taxicab By-law 411-74, which dictates that Mississauga licensed operators must accept all fares, does not apply to approximately 200 operators. When these operators are confronted with short runs, they refuse the fares. Not even the existing minimum flat rate of \$3.00 entices them to accept the fares. Mississauga Operators, therefore, receive an unfair proportion of short fares which we cannot refuse. I know that Gouncillor McCallion, our very able Chairman of the Taxicab Authority, is trying to have that situation corrected.
4. The current minimum flat rate of \$3.00 was proposed in January, 1975, and finally established in November, 1975. This was based on the metered rate which was established in August, 1974.
5. In October of 1976, the Taxicab Authority recommended that the metered rate, which was set in 1974, be increased to reflect 1976 costs. At that time, a Sub-Committee of the Taxicab Authority produced some statistical data showing how the costs of running a taxicab had increased between 1974 and 1976. I have appended on pages I to V that data because it is still relevant in connection with a minimum flat rate increase now.

August 15, 1977

6. I am sure you will agree that since the current minimum flat rate of \$3.00 was based on the 1974 metered rate, when that metered rate was increased, as was done in 1976, so should the minimum flat rate. On the assumption that this was reasonable, we requested Ron Nisbet, Supervisor of Taxicab Licensing, to survey the taxi operators to find out if they were in favour of an increase in the minimum flat rate. As an owner/operator, I had no doubt about the outcome, because as I said earlier, the current minimum flat rate was based on the 1974 metered rate and it seemed obvious that if that metered rate was increased, so should the minimum flat rate.
7. You will note from the results of the survey attached as Page VI that the Industry members were overwhelmingly in favour of increasing the minimum flat rate.
8. Accordingly, we submitted this request to the Taxicab Authority on July 4, 1977 and they recommended that with effect from July 15, 1977, the minimum flat rate for fares originating out of Toronto International Airport be increased from \$3.00 to \$4.00 and that Schedule 'B' of the Taxicab Authority By-law 411-74 be amended accordingly.

When that recommendation came before Council on August 2, 1977, it was defeated and the following resolution (#489) was put forward:

"That the Taxicab Authority be requested to make a presentation to General Committee regarding the need to increase the flat rate for fares originating out of Toronto International Airport."

August 15, 1977

Mr. Mayor, Members of Council, perhaps you were not all aware of the background to the situation at the Airport and the fact that the current minimum flat rate was based on the 1974 metered rate.

For the reasons outlined earlier, Mr. Mayor, Members of Council, I hope you will now be able to pass a resolution that the minimum flat rate for fares originating at Toronto International Airport be increased from \$3.00 to \$4.00.

Arthur Taylor

William Knight

TAXI AUTHORITY SUB COMMITTEE REPORTPROPOSAL

It is proposed that the Taximeter rate in Mississauga be adjusted as follows:

For the first 1/7 of a mile, 40 seconds or part thereof -----	70¢
For each additional 1/7 of a mile, 40 seconds or part thereof -----	10¢
For each bag of groceries -----	20¢
Maximum -----	\$1.00
For each piece of luggage -----	25¢
For each trunk -----	\$1.00

INTRODUCTION

II

The figures contained in this report are the result of a study conducted by a sub-committee of the Mississauga Taxi Authority.

It is our hope that this report can be used as a basis for future rate reviews.

Through our research, certain averages have been calculated. They are as follows:

The vehicle in each case is a Plymouth Taxi Package:

Gross income @ \$60.00 per day	18,000 yr.
Mileage @ 240 per day	2,000 yr.
Days worked @ 6 per week with 2 weeks off	300 yr.
Hours worked @ 12 per day	3,600 yr.
Fuel @ 16 gallons per day	4,800 yr.
Number of runs per day	20

COMMON COST INCREASES OVER PAST TWO YEARS:

	<u>1974</u>	<u>1975</u>	<u>INCREASE</u>
Vehicle	\$4,125.00	\$4,750.00	15%
Brokerage	1,260.00	1,800.00	42%
Insurance	1,200.00	1,500.00	25%
License Owner	100.00	160.00	60%
License Driver	5.00	15.00	200%
Labour	12.00	18.00	50%
Gasoline	.58.9	.83.9	42%
Oil	1.00	1.50	50%
Tires	32.00	39.00	22%
Car Wash	2.00	2.50	25%

CALCULATION OF NET INCOME

III

	<u>1976</u>	<u>1974</u>
Brokerage	\$1,800. @ \$150./month	\$1,260. @ \$105./month
Insurance	1,500. @ 125./month	1,200. @ 100./month
Radio Lease	300. @ 25./month	240. @ 20./month
Gasoline	4,025. @ .83.9/gal.	2,825. @ .58.9/gal.
Interest	428. @ 13 1/2%	330. @ 12 1/2%
Depreciation	1,456. @ 30%/vr.	1,237. @ 30 1/2%/vr.
License - Prov.	40.	40.
Taxi Owner	160.	100.
Taxi Driver	15.	5.
Maintenance	1,200.	800.
Miscellaneous	300.	240.
(car wash, parking etc.)		
<u>TOTALS</u>	\$11,224.	\$8,277.

HOURLY RATE

Proposed Gross Income 1976	\$21,600.00	
Less Expenses	11,224.00	
Net Income	10,376.00	
Net Per Hour	2.88	\$2.88
Gross Income 1974	\$18,000.00	
Less Expenses	8,277.00	
Net Income	9,723.00	
Net Per Hour	2.70	\$2.70
Net Increase Hourly		\$.18
Increase over 1974		6.7%

MILEAGE RATE

<u>1974</u>	<u>1976</u>
72,000 Miles for \$18,000.	72,000 Miles for \$18,000.
Gross 25¢	Gross 25¢
Net 13.5¢	Net 9.4¢
72,000 Miles for \$21,600. - 1976 Proposed	
Gross 30¢	
Net 14.5¢	
Increase over 1974 is 1¢ per mile or 7.4%	

SUMMARY

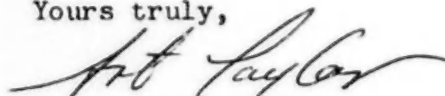
IV

In a press release the week of September 20, 1976, Statistics Canada stated that the cost of living has risen 21.9% in the period from September 1974 to September 1976. The increase requested in this brief amounts to a net increase for the operator of 6.7% in the same time period.

As cab drivers, we do not receive the paid benefits awarded most other workers such as, OHIP, Disability Insurance or Pension Plans.

In conclusion, I hope that the facts and figures presented in this brief will give the council members an insight into the complexities of the taxicab industry. I trust they will weigh them fairly and award us this much needed rate increase.

Yours truly,



ARTHUR H. TAYLOR
MISSISSAUGA TAXI AUTHORITY



IMPERIAL OIL LIMITED

MARKETING DEPARTMENT

Vice-President & General Manager
THOMAS H. THOMSON

Assistant General Managers
RICHARD S. GROUT
CHARLES A. HAYLES
DONALD M. PENROSE

111 St. Clair Avenue West, Toronto, Canada M5W 1K3

September 27, 1976.

V

Mr. Arthur D. Grannum,
Committee Co-ordinator,
The Corp. of the City of Mississauga,
1 City Centre Drive,
Mississauga, Ont. L5B 1M2

Dear Sir:

The following are the changes in price for Grade 2
Esso Gasoline in Toronto for the past three years.

	Dealer Price Exc. All Taxes	Federal Sales Tax	Federal Excise Tax	c/IG Dealer Price	Prov. Tax	Dealer Margin	Pump Price
Jan. 1, 1973	22.0.	2.4	-	24.4	19.0	10.5	53.9
Jan. 1, 1974	26.6	2.0	-	28.6	19.0	11.3	58.9
Jan. 1, 1975	34.1	3.3	-	37.4	19.0	7.5	63.9
Jan. 1, 1976	39.9	3.9	10.0	53.8	19.0	8.1	80.9
Aug. 30, 1976	43.2	3.9	10.0	57.1	19.0	7.8	83.9

Esso Extra Motor Oil 10W/30

1973 - Wholesale price to dealers in 24 X 1 Qt Cases - \$2.64/IG	
1974 - " " " " " " " " - \$2.74/IG	
1975 - " " " " " " " " - \$3.17/IG	
1976 - " " " " " " " " - \$3.27/IG	

The above prices are Wholesale prices to dealers who
in turn would mark up by approximately 50%, but this could vary
between dealers.

Yours very truly,

K.B. D'Arcy

K.B. D'Arcy
Marketing Comptroller's

KBD/RHP



City of Mississauga

MEMORANDUM

VI

To Mr. Arthur Grannum
Committee Co-Ordinator
Dept. Taxicab Authority

From J. Ronald Nisbet
Dept. Taxicab Licensing

June 27, 1977

SUBJECT: Survey regarding present and proposed minimum flat rate out of Toronto International Airport.

ORIGIN: Request to staff at Taxicab Authority meeting of June 6, 1977.

COMMENTS: The survey was conducted on the June 10th and June 13th, 1977 dates for the Taxicab Authority Industry Committee Members Election at the two polling stations at City Hall and Malton.

The questions on the survey were as follows:

- (1) Are you satisfied with the present \$3.00 minimum out of Toronto International Airport?
- (2) Would you be in favor of a proposed \$4.00 minimum?
- (3) If not in favor of either of the first two questions, what would be your proposal?

The results were as follows:

- 138 Responded to the survey.
- 111 Were in agreement with the proposed \$4.00 minimum.
- 24 Were in favor retaining the present \$3.00 minimum.
- 2 Had no opinion on the flat rate.
- 1 Proposed a flat rate minimum of \$7.00.

Yours very truly,

J. Ronald Nisbet
Taxicab Licensing Supervisor

JRN:lk